

Condominium

RESIDENTIAL

354 RIVER ST UNIT 3206

LEMONT, IL 60439

\$265,000 TopHap Estimate · \$304 / ft² · confidence 96 · as of Jul 14, 2026



1

BEDS

1

BATHS

871 ft²

LIVING AREA

2007

YEAR BUILT

VALUATION

\$265K

\$255K low

\$275K high

Last Sale

\$180,000 · Jul 26, 2021

Est. Owner Equity

\$90,497

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$3,483 (2023)
Assessed Value	\$16,760
Previous Assessed	\$16,760
Assessor Market Value	\$167,600

PROPERTY FACTS

Property Type	Condominium
County	Cook
Heating	None

CLIMATE RISK

78 FLOOD	9 WILDFIRE	72 HEAT	73 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 4, 2023	Financing	Intrafamily Transfer			
Jun 2, 2021	Resale	Warranty Deed	\$180,000	\$207	\$175K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lemont Township High School	High	9–12	0.5 mi
Oakwood School	Elementary	PK–1	1.2 mi
Old Quarry Middle School	Middle	6–8	1.6 mi

District: Lemont Township High School District 210

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 60439

38 CRIME INDEX	108 AIR POLLUTION	25,154 POPULATION	\$127K MEDIAN IN-COME	49°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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