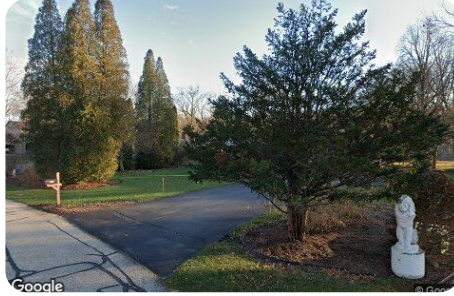


Single Family Residence **RESIDENTIAL**

216 RIVER DR

TROUT VALLEY, IL 60013

\$755,131 TopHap Estimate · \$226 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,346 ft²

LIVING AREA

0.71 ac

LOT SIZE

1985

YEAR BUILT

2

STORIES

10

ROOMS

VALUATION

\$755K

\$700K low

\$810K high

Est. Owner Equity

\$755,131

TAX & ASSESSMENT

Property Tax	\$17,316 (2024)
Assessed Value	\$232,616
Previous Assessed	\$208,046
Assessor Market Value	\$697,848

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	McHenry
Lot (acres)	0.71
Heating	Forced Air

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Briargate Elementary School	Elementary	1–5	1.0 mi
Cary-Grove High School	High	9–12	2.1 mi
Cary Junior High School	Middle	6–8	2.7 mi

District: Community High School District 155

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 60013

65 CRIME INDEX	110 AIR POLLUTION	25,325 POPULATION	\$121K MEDIAN IN-COME	48°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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