

Single Family Residence **RESIDENTIAL**

329 FRANKLIN AVE

RIVER FOREST, IL 60305

\$784,527 TopHap Estimate · \$349 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

1.5
BATHS

2,250 ft²
LIVING AREA

0.18 ac
LOT SIZE

1920
YEAR BUILT

2
STORIES

7
ROOMS

2
PARKING

VALUATION

\$785K

\$757K low

\$812K high

Last Sale

\$410,000 · Nov 14, 2012

Est. Owner Equity

\$23,327

Loan-to-Value

98%

TAX & ASSESSMENT

Property Tax	\$16,171 (2023)
Assessed Value	\$62,387
Previous Assessed	\$62,387
Assessor Market Value	\$623,870

PROPERTY FACTS

Property Type	Single Family Residence
County	COOK
Lot (acres)	0.18
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Cooling	Central
Garage	Garage, Detached
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	68 HEAT	65 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 20, 2006	Resale	Warranty Deed	\$639,000	\$284	\$511K
Mar 27, 2006	Quitclaim	Quit Claim Transfer			
May 16, 2005	Resale	Warranty Deed	\$516,000	\$229	\$531K
Nov 26, 2002	Financing	Grant Deed			\$120K
Aug 10, 2000	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.2 mi
Roosevelt School	Middle	5–8	0.5 mi
Oak Park & River Forest High School	High	9–12	1.5 mi

District: Oak Park and River Forest District 200

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 60305

29 CRIME INDEX	133 AIR POLLUTION	11,189 POPULATION	\$152K MEDIAN IN-COME	50°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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