

Single Family Residential

RESIDENTIAL

13 RIVER ROW

OTTAWA, IL 61350

\$429,000 TopHap Estimate · \$240 / ft² · confidence 94 · as of Jul 14, 2026

3

BATHS

1,785 ft²

LIVING AREA

871 ft²

LOT SIZE

2012

YEAR BUILT

2

STORIES

VALUATION

\$429K

\$403K low

\$455K high

Last Sale

\$291,299 · Jul 17, 2012

Est. Owner Equity

\$429,000

TAX & ASSESSMENT

Property Tax	\$13,123 (2025)
Assessed Value	\$143,758
Previous Assessed	\$132,118
Assessor Market Value	\$431,274

PROPERTY FACTS

Property Type	Single Family Residential
County	LASALLE
Lot (acres)	0.02
Pool	No

CLIMATE RISK

1 FLOOD	24 WILDFIRE	73 HEAT	68 STORM	28 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 16, 2012	Financing	Special Warranty Deed			\$750K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ottawa Township High School	High	9–12	2.1 mi
Rutland Elementary School	Elementary	PK–8	4.9 mi

District: Rutland Community Consolidated School District 230

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 61350

114 CRIME INDEX	87 AIR POLLUTION	23,673 POPULATION	\$73K MEDIAN IN-COME	50°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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