

Single Family Residential

RESIDENTIAL

602 RIVER LN

DIXON, IL 61021

\$465,386 TopHap Estimate · \$178 / ft² · confidence 87 · as of Jul 14, 2026



3.5

BATHS

2,618 ft²

LIVING AREA

4.14 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$465K

\$406K low

\$525K high

Last Sale

\$155,000 · Jun 17, 2015

Est. Owner Equity

\$225,386

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$9,949 (2025)
Assessed Value	\$161,402
Previous Assessed	\$160,680
Assessor Market Value	\$484,206

PROPERTY FACTS

Property Type	Single Family Residential
County	LEE
Lot (acres)	4.14
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 9, 2015	Resale	Warranty Deed	\$155,000	\$59	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dixon High School	High	9–12	1.6 mi
Washington Elementary School	Elementary	PK–1	2.3 mi
Reagan Middle School	Middle	6–8	2.4 mi

District: Dixon Unit School District 170

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 61021

118 CRIME INDEX	85 AIR POLLUTION	21,708 POPULATION	\$66K MEDIAN IN-COME	49°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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