

Single Family Residential

RESIDENTIAL

1690 RIVER RIDGE DR

DIXON, IL 61021

\$267,637 TopHap Estimate · \$171 / ft² · confidence 90 · as of Jul 14, 2026



2

BATHS

1,568 ft²

LIVING AREA

1.04 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

3

PARKING

VALUATION

\$268K

\$240K low

\$295K high

Est. Owner Equity

\$9,037

Loan-to-Value

99%

TAX & ASSESSMENT

Property Tax	\$5,153 (2025)
Assessed Value	\$78,563
Previous Assessed	\$75,547
Assessor Market Value	\$235,689

PROPERTY FACTS

Property Type	Single Family Residential
County	LEE
Lot (acres)	1.04
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 29, 2024	Quitclaim	Quit Claim Transfer			
Apr 7, 2009	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dixon High School	High	9–12	4.8 mi
Reagan Middle School	Middle	6–8	5.5 mi
Washington Elementary School	Elementary	PK–1	5.5 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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