

Single Family Residential

RESIDENTIAL

831 RIVERSIDE DR

DIXON, IL 61021

\$476,003

TopHap Estimate · \$295 / ft² · confidence 89 · as of Jul 14, 2026



2

BATHS

1,613 ft²

LIVING AREA

0.49 ac

LOT SIZE

2023

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$476K

\$426K low

\$526K high

Last Sale

\$345,000 · Oct 11, 2023

Est. Owner Equity

\$206,003

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$7,324 (2025)
Assessed Value	\$108,416
Previous Assessed	\$104,576
Assessor Market Value	\$325,248

PROPERTY FACTS

Property Type	Single Family Residential
County	LEE
Lot (acres)	0.49
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 5, 2023	Resale	Warranty Deed	\$345,000	\$214	\$275K
Feb 21, 2023	Financing	Intrafamily Transfer			
Feb 21, 2023	Resale	Deed	\$20,000	\$12	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Washington Elementary School	Elementary	PK-1	3.9 mi
Dixon High School	High	9-12	4.4 mi
Reagan Middle School	Middle	6-8	5.3 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.

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 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.

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 OWNERSHIP

Occupancy	Owner occupied
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