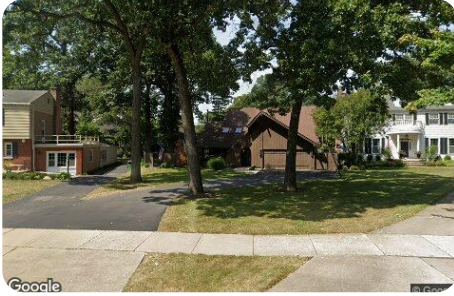


Single Family Residence **RESIDENTIAL**

920 FOREST AVE

RIVER FOREST, IL 60305

\$850,831 TopHap Estimate · \$431 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,974 ft²

LIVING AREA

0.3 ac

LOT SIZE

1973

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$851K

\$803K low

\$899K high

Last Sale

\$615,000 · Mar 15, 2007

Est. Owner Equity

\$110,831

Loan-to-Value

75%

TAX & ASSESSMENT

Property Tax	\$16,886 (2023)
Assessed Value	\$65,000
Previous Assessed	\$64,999
Assessor Market Value	\$650,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Cook
Lot (acres)	0.30
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

CLIMATE RISK

1 FLOOD	8 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
Feb 15, 2007	Resale	Warranty Deed	\$615,000	\$312	\$218K
Sep 9, 2005	Resale	Warranty Deed	\$607,000	\$307	\$425K
Apr 29, 1999	Resale	Grant Deed	\$320,000	\$162	\$256K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roosevelt School	Middle	5–8	0.5 mi
Willard Elementary School	Elementary	PK–4	0.5 mi
Oak Park & River Forest High School	High	9–12	1.8 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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