

Single Family Residence **RESIDENTIAL**

210 RIVER CT

MINOOKA, IL 60447

\$465,525 TopHap Estimate · \$193 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2,412 ft²

LIVING AREA

0.27 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$466K

\$439K low

\$492K high

Last Sale

\$435,000 · Apr 7, 2025

Est. Owner Equity

\$95,775

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$9,995 (2025)
Assessed Value	\$123,046
Previous Assessed	\$121,878
Assessor Market Value	\$369,138

PROPERTY FACTS

Property Type	Single Family Residence
County	WILL
Lot (acres)	0.27
Construction	Frame (Unspecified)
Cooling	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

10 FLOOD	21 WILDFIRE	72 HEAT	71 STORM	28 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 17, 2025	Resale	Warranty Deed	\$435,000	\$180	\$370K
Dec 8, 2022	Financing	Intrafamily Transfer			
Dec 8, 2022	Resale	Warranty Deed	\$393,000	\$163	\$175K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Minooka Community High School	High	9–12	1.1 mi
Channahon Junior High School	Middle	7–8	1.4 mi
N B Galloway Elementary School	Elementary	PK–2	1.5 mi

District: Channahon School District 17

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 60447

67 CRIME INDEX	80 AIR POLLUTION	22,137 POPULATION	\$113K MEDIAN IN-COME	50°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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