

Single Family Residence

RESIDENTIAL

769 CONDIT ST

WOOD RIVER, IL 62095

\$75,875 TopHap Estimate · \$104 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

1

BATHS

728 ft²

LIVING AREA

0.14 ac

LOT SIZE

1926

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$76K

\$67K low

\$85K high

Last Sale

\$21,000 · Sep 26, 2017

Est. Owner Equity

\$20,075

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$2,508 (2025)
Assessed Value	\$26,400
Previous Assessed	\$24,370
Assessor Market Value	\$79,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	MADISON
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Yes
Cooling	Central
Garage	Garage, Detached
Pool	No

CLIMATE RISK

83 FLOOD	1 WILDFIRE	82 HEAT	69 STORM	4 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 17, 2017	Resale	Grant Deed	\$21,000	\$29	
Apr 24, 2017	Recorded document	Trustees Deed			
Jun 2, 2003	Resale	Grant Deed	\$43,000	\$59	\$40K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
East Alton-Wood River High School	High	9–12	0.1 mi
East Alton Middle School	Middle	6–8	0.5 mi
Eastwood Elementary School	Elementary	KG–5	0.5 mi

District: East Alton School District 13

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 62095

125 CRIME INDEX	93 AIR POLLUTION	10,408 POPULATION	\$70K MEDIAN IN-COME	55°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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