

Single Family Residence **RESIDENTIAL**

# 747 RICHARDS ST

GENEVA, IL 60134

**\$405,659** TopHap Estimate · \$371 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**1**

BATHS

**1,092 ft<sup>2</sup>**

LIVING AREA

**0.22 ac**

LOT SIZE

**1986**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

**2**

PARKING

## VALUATION

**\$406K**

\$388K low

\$423K high

Last Sale

**\$335,000 · Jun 3, 2021**

Est. Owner Equity

**\$117,659**

Loan-to-Value

**71%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,400 (2025) |
| Assessed Value        | \$110,451      |
| Previous Assessed     | \$101,798      |
| Assessor Market Value | \$331,486      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Cape Cod                |
| County        | KANE                    |
| Lot (acres)   | 0.22                    |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|---------------|-----------|--------------------|--------|
| Apr 5, 2021  | Resale | Warranty Deed | \$335,000 | \$307              | \$268K |
| Oct 7, 2020  | Resale | Warranty Deed | \$285,000 | \$261              | \$280K |
| Jul 29, 2005 | Resale | Warranty Deed | \$255,000 | \$234              | \$204K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Geneva High School             | High       | 9–12   | 0.3 mi   |
| Williamsburg Elementary School | Elementary | KG–5   | 1.0 mi   |
| Geneva Middle School North     | Middle     | 6–8    | 2.7 mi   |

District: Geneva Community Unit School District 304

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 60134

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>69</b><br>CRIME INDEX | <b>98</b><br>AIR POLLUTION | <b>30,629</b><br>POPULATION | <b>\$145K</b><br>MEDIAN IN-COME | <b>49°F</b><br>AVG TEMP | <b>54%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|