

Single Family Residence **RESIDENTIAL**

# 840 HUNTER DR

ROSELLE, IL 60172

**\$467,567** TopHap Estimate · \$231 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**2,023 ft<sup>2</sup>**

LIVING AREA

**0.24 ac**

LOT SIZE

**1978**

YEAR BUILT

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$468K**

\$442K low

\$493K high

Last Sale

**\$232,000 · Sep 17, 2003**

Est. Owner Equity

**\$317,567**

Loan-to-Value

**33%**

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$6,732 (2024)</b> |
| Assessed Value        | <b>\$120,187</b>      |
| Previous Assessed     | <b>\$120,187</b>      |
| Assessor Market Value | <b>\$360,561</b>      |

## PROPERTY FACTS

|               |                                |
|---------------|--------------------------------|
| Property Type | <b>Single Family Residence</b> |
| Style         | <b>Ranch</b>                   |
| County        | <b>DuPage</b>                  |
| Lot (acres)   | <b>0.24</b>                    |
| Construction  | <b>Mixed (Not Specified)</b>   |
| Heating       | <b>None</b>                    |
| Cooling       | <b>Central</b>                 |
| Fireplace     | <b>Yes</b>                     |
| Garage        | <b>Garage, Attached</b>        |

## TRANSACTION HISTORY

| DATE                | TYPE      | DEED                               | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|---------------------|-----------|------------------------------------|-----------|--------------------|--------|
| <b>Dec 20, 2023</b> | Financing | Affidavit Of Death Of Joint Tenant |           |                    |        |
| <b>Dec 20, 2023</b> | Financing | Intrafamily Transfer               |           |                    |        |
| <b>Sep 17, 2003</b> | Resale    | Grant Deed                         | \$232,000 | \$115              | \$100K |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| <b>Waterbury Elementary School</b> | Elementary | KG–5   | 0.6 mi   |
| <b>Spring Wood Middle School</b>   | Middle     | 6–8    | 1.5 mi   |
| <b>Lake Park High School</b>       | High       | 9–12   | 2.5 mi   |

District: Keeneyville School District 20

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 60172

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>88</b><br>CRIME INDEX | <b>123</b><br>AIR POLLUTION | <b>23,052</b><br>POPULATION | <b>\$105K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>54%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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