

Single Family Residence **RESIDENTIAL**

718 LATHROP AVE

RIVER FOREST, IL 60305

\$1,772,555 TopHap Estimate · \$344 / ft² · confidence 92 · as of Jul 14, 2026

4
BEDS

4
BATHS

5,160 ft²
LIVING AREA

0.27 ac
LOT SIZE

1894
YEAR BUILT

2
STORIES

17
ROOMS

2
PARKING

VALUATION

\$1.8M

\$1.6M low

\$1.9M high

Last Sale

\$1,460,000 · Nov 3, 2023

Est. Owner Equity

\$939,805

Loan-to-Value

46%

TAX & ASSESSMENT

Property Tax

\$35,229 (2023)

Assessed Value

\$132,000

Previous Assessed

\$132,000

Assessor Market Value

\$1,320,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Cook
Lot (acres)	0.27
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	1 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
Mar 25, 2026	Financing	Mortgage			\$833K
Oct 25, 2023	Resale	Warranty Deed	\$1,460,000	\$283	\$1M
Jan 15, 2002	Resale	Grant Deed	\$1,125,000	\$218	\$844K
Aug 31, 2000	Financing	Grant Deed			\$80K
Apr 4, 2000	Resale	Grant Deed	\$250,000	\$48	\$213K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roosevelt School	Middle	5–8	0.1 mi
Lincoln Elementary School	Elementary	PK–4	0.3 mi
Oak Park & River Forest High School	High	9–12	1.4 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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