

Single Family Residence

RESIDENTIAL

786 CONDIT ST

WOOD RIVER, IL 62095

\$76,598 TopHap Estimate · \$100 / ft² · confidence 81 · as of Jul 14, 2026



3

BEDS

1

BATHS

768 ft²

LIVING AREA

0.14 ac

LOT SIZE

1925

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$77K

\$62K low

\$91K high

Last Sale

\$107,000 · Mar 7, 2023

Est. Owner Equity

\$0

Loan-to-Value

130%

TAX & ASSESSMENT

Property Tax	\$1,387 (2025)
Assessed Value	\$20,530
Previous Assessed	\$18,950
Assessor Market Value	\$61,590

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

51 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
Feb 24, 2023	Resale	Warranty Deed	\$107,000	\$139	\$105K
Mar 29, 2022	Resale	Warranty Deed	\$22,000	\$29	\$32K
Jul 15, 2002	Quitclaim	Quit Claim Transfer			\$30K
May 15, 2001	Resale	Grant Deed	\$42,000	\$55	\$42K

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	Owner occupied
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