

Single Family Residence **RESIDENTIAL**

9240 RIVER VIEW TRL

ROSCOE, IL 61073

\$450,262 TopHap Estimate · \$297 / ft² · confidence 98 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,515 ft²

LIVING AREA

0.42 ac

LOT SIZE

2000

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$450K

\$441K low

\$459K high

Last Sale

\$199,000 · May 23, 2008

Est. Owner Equity

\$237,262

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$9,046 (2025)
Assessed Value	\$123,569
Previous Assessed	\$112,859
Assessor Market Value	\$370,707

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.42
Heating	Gas
Cooling	Central
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

1
FLOOD

29
WILDFIRE

69
HEAT

63
STORM

31
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 23, 2008	Resale	Grant Deed	\$199,000	\$131	\$229K
Jan 30, 2008	Recorded document	Grant Deed			
Apr 12, 2004	Resale	Warranty Deed	\$226,500	\$150	\$204K
Feb 28, 2000	Resale	Grant Deed	\$33,000	\$22	\$172K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stephen Mack Middle School	Middle	6–8	2.5 mi
Rockton Elementary School	Elementary	PK–2	4.2 mi
Hononegah Chd High School	High	9–12	4.3 mi

District: Hononegah Community High School District 207

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 61073

42 CRIME INDEX	89 AIR POLLUTION	20,151 POPULATION	\$101K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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