

Single Family Residence

**RESIDENTIAL**

# 312 ORCHARD TER

ROSELLE, IL 60172

**\$349,548** TopHap Estimate · \$298 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**3**

BEDS

**1**

BATHS

**1,174 ft<sup>2</sup>**

LIVING AREA

**0.25 ac**

LOT SIZE

**1958**

YEAR BUILT

**6**

ROOMS

**2**

PARKING

## VALUATION

**\$350K**

\$329K low

\$370K high

Last Sale

**\$270,000 · Nov 15, 2021**

Est. Owner Equity

**\$247,438**

Loan-to-Value

**32%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,775 (2024) |
| Assessed Value        | \$105,577      |
| Previous Assessed     | \$105,577      |
| Assessor Market Value | \$316,731      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| Style         | Ranch                                 |
| County        | DuPage                                |
| Lot (acres)   | 0.25                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Heating       | None                                  |
| Cooling       | Central                               |
| Garage        | Garage, Detached                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-----------|--------------------|--------|
| Mar 29, 2023 | Financing | Intrafamily Transfer |           |                    |        |
| Nov 2, 2021  | Resale    | Warranty Deed        | \$270,000 | \$230              | \$102K |
| Oct 19, 2018 | Resale    | Deed                 | \$203,000 | \$173              | \$197K |
| Jul 31, 2018 | Quitclaim | Quit Claim Transfer  |           |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Spring Hills Elementary School | Elementary | KG–5   | 0.2 mi   |
| Roselle Middle School          | Middle     | 6–8    | 0.3 mi   |
| Lake Park High School          | High       | 9–12   | 1.0 mi   |

District: Roselle School District 12

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 | Owner occupied |
|-----------|----------------|