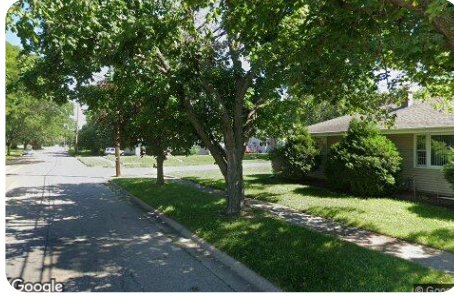


Single Family Residence **RESIDENTIAL**

## 2511 RIDGE AVE

ROCKFORD, IL 61103

**\$157,056** TopHap Estimate · \$67 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**2**

BEDS

**1.5**

BATHS

**2,342 ft<sup>2</sup>**

LIVING AREA

**0.15 ac**

LOT SIZE

**1958**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

**1**

PARKING

### VALUATION

**\$157K**

**\$149K low**

**\$165K high**

Last Sale

**\$72,000 · Jul 13, 2000**

Est. Owner Equity

**\$107,653**

Loan-to-Value

**29%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,125 (2025) |
| Assessed Value        | \$39,079       |
| Previous Assessed     | \$35,070       |
| Assessor Market Value | \$117,237      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | WINNEBAGO               |
| Lot (acres)   | 0.15                    |
| Roof          | Asphalt                 |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## CLIMATE RISK

**11**  
FLOOD

**1**  
WILDFIRE

**69**  
HEAT

**64**  
STORM

**31**  
DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE    | \$/FT <sup>2</sup> | LOAN  |
|--------------|--------|------------|----------|--------------------|-------|
| Jul 18, 2000 | Resale | Grant Deed | \$72,000 | \$31               | \$73K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| West Middle School          | Middle     | 6–8    | 0.6 mi   |
| West View Elementary School | Elementary | KG–5   | 0.8 mi   |
| Guilford High School        | High       | 9–12   | 4.3 mi   |

District: Rockford School District 205

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 61103

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>122</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>23,056</b><br>POPULATION | <b>\$54K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>52%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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