

Single Family Residence

RESIDENTIAL

11925 BEND RIVER RD

ROSCOE, IL 61073

\$229,266 TopHap Estimate · \$229 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,000 ft²

LIVING AREA

0.51 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$229K

\$212K low

\$246K high

Last Sale

\$96,000 · Nov 25, 1998

Est. Owner Equity

\$163,266

Loan-to-Value

30%

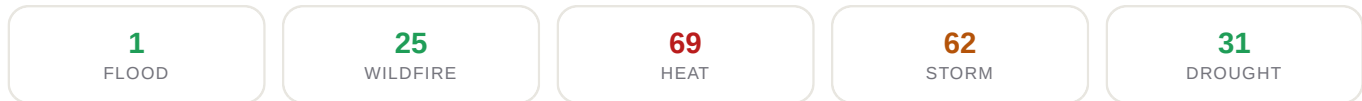
TAX & ASSESSMENT

Property Tax	\$4,600 (2025)
Assessed Value	\$64,928
Previous Assessed	\$59,414
Assessor Market Value	\$194,784

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.51
Heating	Gas
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 30, 1998	Resale	Grant Deed	\$96,000	\$96	\$82K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hononegah Chd High School	High	9–12	2.0 mi
Roscoe Middle School	Middle	6–8	2.3 mi
Ledgewood Elementary School	Elementary	PK–1	3.5 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.

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 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.

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 OWNERSHIP

Occupancy	Owner occupied
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