

Single Family Residence **RESIDENTIAL**

8307 RUBICON TRL

ROCKFORD, IL 61107

\$353,129 TopHap Estimate · \$116 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,036 ft²

LIVING AREA

0.26 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

7

ROOMS

1

PARKING

VALUATION

\$353K

\$333K low

\$374K high

Last Sale

\$208,000 · Oct 8, 2020

Est. Owner Equity

\$148,897

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$8,418 (2025)
Assessed Value	\$101,350
Previous Assessed	\$90,954
Assessor Market Value	\$304,050

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.26
Roof	Asphalt
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 286 ft²

CLIMATE RISK

1
FLOOD

5
WILDFIRE

68
HEAT

64
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 2, 2020	Resale	Warranty Deed	\$208,000	\$69	\$204K
Mar 13, 2018	Resale	Warranty Deed	\$179,900	\$59	\$177K
Aug 30, 2013	Financing	Trustees Deed			\$160K
Jul 12, 2007	Resale	Warranty Deed	\$153,500	\$51	\$123K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Guilford High School	High	9–12	3.1 mi
Spring Creek Elementary School	Elementary	KG–5	3.5 mi
Eisenhower Middle School	Middle	6–8	4.5 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 61107

89 CRIME INDEX	87 AIR POLLUTION	29,768 POPULATION	\$74K 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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