

Single Family Residence **RESIDENTIAL**

9819 RIVERS BEND DR

ROSCOE, IL 61073

\$655,754 TopHap Estimate · \$243 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

3.5

BATHS

2,699 ft²

LIVING AREA

2.79 ac

LOT SIZE

1988

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$656K

\$631K low

\$681K high

Last Sale

\$415,000 · Oct 9, 2009

Est. Owner Equity

\$335,854

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$16,882 (2025)
Assessed Value	\$222,747
Previous Assessed	\$203,441
Assessor Market Value	\$668,241

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Heating	Gas
Cooling	Central
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

97
FLOOD

26
WILDFIRE

69
HEAT

63
STORM

31
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 9, 2009	Resale	Warranty Deed	\$410,000	\$152	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	2.1 mi
Ledgewood Elementary School	Elementary	PK–1	3.2 mi
Hononegah Chd High School	High	9–12	4.2 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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