

Single Family Residence **RESIDENTIAL**

852 WINGATE PL

ROCKTON, IL 61072

\$260,162 TopHap Estimate · \$349 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

746 ft²

LIVING AREA

0.29 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

5

ROOMS

VALUATION

\$260K

\$247K low

\$273K high

Last Sale

\$105,000 · Mar 13, 2002

Est. Owner Equity

\$180,812

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$6,066 (2025)
Assessed Value	\$72,068
Previous Assessed	\$65,822
Assessor Market Value	\$216,204

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.29
Heating	Gas
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

10
FLOOD

18
WILDFIRE

68
HEAT

61
STORM

31
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 13, 2002	Financing	Grant Deed			\$100K
Jan 22, 2002	Recorded document	Trustees Deed			
Dec 2, 1999	Resale	Trustees Deed	\$104,000	\$139	\$99K
Dec 2, 1999	Resale	Trustees Deed	\$20,000	\$27	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hononegah Chd High School	High	9–12	1.7 mi
Roscoe Middle School	Middle	6–8	3.1 mi
Ledgewood Elementary School	Elementary	PK–1	3.8 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 61072

71 CRIME INDEX	90 AIR POLLUTION	11,070 POPULATION	\$97K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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