

Single Family Residence

**RESIDENTIAL**

# 3105 RIDGEWOOD DR

CHAMPAIGN, IL 61821

**\$136,655** TopHap Estimate · \$148 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**1**

BATHS

**925 ft<sup>2</sup>**

LIVING AREA

**1969**

YEAR BUILT

**1**

STORIES

**1**

PARKING

## VALUATION

**\$137K**

\$127K low

\$146K high

Last Sale

**\$95,500 · Jul 30, 2013**

Est. Owner Equity

**\$136,655**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,261 (2024) |
| Assessed Value        | \$37,400       |
| Previous Assessed     | \$37,400       |
| Assessor Market Value | \$112,200      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Champaign                  |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Shingle                    |
| Heating       | Central                    |
| Cooling       | Yes                        |
| Garage        | Mixed                      |
| Pool          | No                         |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|----------------------|----------|--------------------|------|
| Jul 7, 2025  | Financing | Intrafamily Transfer |          |                    |      |
| Jun 10, 2013 | Resale    | Warranty Deed        | \$95,500 | \$103              |      |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Kenwood Elementary School | Elementary | KG–5   | 0.6 mi   |
| Centennial High School    | High       | 9–12   | 0.9 mi   |
| Jefferson Middle School   | Middle     | 6–8    | 1.0 mi   |

District: Champaign Community Unit School District 4

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 61821

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>78</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>31,352</b><br>POPULATION | <b>\$75K</b><br>MEDIAN IN-COME | <b>52°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|