

Single Family Residence **RESIDENTIAL**

## 2308 RODNEY DR

CHAMPAIGN, IL 61821

**\$216,533** TopHap Estimate · \$122 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**1**

BATHS

**1,773 ft<sup>2</sup>**

LIVING AREA

**1958**

YEAR BUILT

**1**

STORIES

**2**

PARKING

### VALUATION

**\$217K**

\$202K low

\$231K high

Est. Owner Equity

**\$216,533**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,301 (2024) |
| Assessed Value        | \$60,790       |
| Previous Assessed     | \$55,370       |
| Assessor Market Value | \$182,370      |

## PROPERTY FACTS

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

Deck · 360 ft²

Patio · 128 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED              | PRICE    | \$/FT² | LOAN   |
|--------------|-----------|-------------------|----------|--------|--------|
| Jan 2, 2025  | Financing | Deed              |          |        |        |
| Dec 15, 2016 | Financing | Loan Modification |          |        | \$4.4M |
| Jul 9, 1997  | Resale    | Grant Deed        | \$88,000 | \$50   | \$71K  |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Jefferson Middle School   | Middle     | 6–8    | 0.4 mi   |
| Robeson Elementary School | Elementary | KG–5   | 0.5 mi   |
| Centennial High School    | High       | 9–12   | 0.6 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

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

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

| OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|