

Single Family Residence **RESIDENTIAL**

1715 RIVER BLUFF BLVD

ROCKFORD, IL 61103

\$119,224 TopHap Estimate · \$65 / ft² · confidence 88 · as of Jul 14, 2026



3
BEDS

1.5
BATHS

1,825 ft²
LIVING AREA

0.23 ac
LOT SIZE

1957
YEAR BUILT

1
STORIES

6
ROOMS

1
PARKING

VALUATION

\$119K

\$105K low

\$133K high

Est. Owner Equity

\$119,224

TAX & ASSESSMENT

Property Tax	\$3,206 (2025)
Assessed Value	\$42,310
Previous Assessed	\$37,970
Assessor Market Value	\$126,930

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.23
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	69 HEAT	64 STORM	31 DROUGHT
-------------------	----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 5, 2013	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West View Elementary School	Elementary	KG–5	0.3 mi
West Middle School	Middle	6–8	1.6 mi
Auburn High School	High	9–12	3.2 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 61103

122 CRIME INDEX	91 AIR POLLUTION	23,056 POPULATION	\$54K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------