

Single Family Residence **RESIDENTIAL**

# 128 PRATT BLVD

ROSELLE, IL 60172

**\$980,656** TopHap Estimate · \$209 / ft<sup>2</sup> · confidence 91 · as of Jun 23, 2026



**3**

BEDS

**3**

BATHS

**4,700 ft<sup>2</sup>**

LIVING AREA

**0.15 ac**

LOT SIZE

**1947**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

**4**

PARKING

## VALUATION

**\$981K**

\$892K low

\$1.1M high

Est. Owner Equity

**\$118,156**

Loan-to-Value

**88%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$14,606 (2023) |
| Assessed Value        | \$55,001        |
| Previous Assessed     | \$54,999        |
| Assessor Market Value | \$550,010       |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| Style         | Ranch                                 |
| County        | Cook                                  |
| Lot (acres)   | 0.15                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Composition Shingle                   |
| Heating       | Forced Air                            |
| Cooling       | Central                               |
| Garage        | Garage, Attached                      |

## CLIMATE RISK

|            |               |            |             |               |
|------------|---------------|------------|-------------|---------------|
| 1<br>FLOOD | 6<br>WILDFIRE | 64<br>HEAT | 65<br>STORM | 45<br>DROUGHT |
|------------|---------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-------|--------------------|--------|
| May 28, 2026 | Financing | Mortgage             |       |                    | \$863K |
| Sep 2, 2021  | Financing | Intrafamily Transfer |       |                    |        |
| Nov 5, 2020  | Quitclaim | Quit Claim Transfer  |       |                    |        |
| Jan 15, 1999 | Quitclaim | Quit Claim Transfer  |       |                    | \$183K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Frost Junior High School    | Middle     | 7–8    | 0.6 mi   |
| Aldrin Elementary School    | Elementary | KG–6   | 1.1 mi   |
| James B. Conant High School | High       | 9–12   | 2.9 mi   |

District: Schaumburg Community Consolidated School District 54

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 60172

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>88</b><br>CRIME INDEX | <b>123</b><br>AIR POLLUTION | <b>23,052</b><br>POPULATION | <b>\$105K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>54%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|