

Single Family Residence **RESIDENTIAL**

2823 ASHBROOK DR

ROCKFORD, IL 61109

\$159,601 TopHap Estimate · \$139 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,152 ft²

LIVING AREA

0.21 ac

LOT SIZE

1963

YEAR BUILT

1

STORIES

VALUATION

\$160K

\$152K low

\$167K high

Last Sale

\$145,000 · May 26, 2023

Est. Owner Equity

\$11,851

Loan-to-Value

86%

TAX & ASSESSMENT

Property Tax	\$3,598 (2025)
Assessed Value	\$46,280
Previous Assessed	\$41,863
Assessor Market Value	\$138,840

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.21
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Central
Cooling	Central
Pool	No

Deck · 144 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 24, 2023	Resale	Warranty Deed	\$145,000	\$126	\$138K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hillman Elementary School	Elementary	KG–5	0.3 mi
Flinn Middle School	Middle	6–8	0.4 mi
Jefferson High School	High	9–12	2.0 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 61109

100 CRIME INDEX	88 AIR POLLUTION	26,851 POPULATION	\$62K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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