

Single Family Residence **RESIDENTIAL**

6974 CINDY DR

ROCKFORD, IL 61109

\$161,110 TopHap Estimate · \$139 / ft² · confidence 83 · as of Jul 14, 2026



3
BEDS

1
BATHS

1,160 ft²
LIVING AREA

0.2 ac
LOT SIZE

1973
YEAR BUILT

1
STORIES

6
ROOMS

1
PARKING

VALUATION

\$161K

\$135K low

\$188K high

Last Sale

\$150,000 · Mar 29, 2024

Est. Owner Equity

\$5,610

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$2,840 (2025)
Assessed Value	\$44,433
Previous Assessed	\$39,875
Assessor Market Value	\$133,299

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.20
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Attached
Pool	No

Deck · 344 ft²

CLIMATE RISK

1 FLOOD	19 WILDFIRE	67 HEAT	59 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 27, 2024	Resale	Warranty Deed	\$150,000	\$129	\$146K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Arthur W. Froberg Elementary School	Elementary	KG–5	2.6 mi
Jefferson High School	High	9–12	2.6 mi
Flinn Middle School	Middle	6–8	4.3 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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