

Single Family Residence **RESIDENTIAL**

# 2895 LARK RISE

ROCKFORD, IL 61114

**\$355,464** TopHap Estimate · \$140 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,536 ft<sup>2</sup>**

LIVING AREA

**0.28 ac**

LOT SIZE

**1995**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

**1**

PARKING

## VALUATION

**\$355K**

\$333K low

\$378K high

Last Sale

**\$144,000 · Oct 16, 2000**

Est. Owner Equity

**\$91,212**

Loan-to-Value

**77%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$8,886 (2025) |
| Assessed Value        | \$106,640      |
| Previous Assessed     | \$95,702       |
| Assessor Market Value | \$319,920      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Colonial                |
| County        | WINNEBAGO               |
| Lot (acres)   | 0.28                    |
| Roof          | Asphalt                 |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Deck · 192 ft²

## CLIMATE RISK

**1**  
FLOOD

**1**  
WILDFIRE

**68**  
HEAT

**62**  
STORM

**31**  
DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE     | \$/FT² | LOAN   |
|--------------|--------|------------|-----------|--------|--------|
| Oct 20, 2000 | Resale | Grant Deed | \$144,000 | \$57   | \$139K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Guilford High School           | High       | 9–12   | 1.3 mi   |
| Spring Creek Elementary School | Elementary | KG–5   | 1.7 mi   |
| Eisenhower Middle School       | Middle     | 6–8    | 3.1 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 61114

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>53</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>15,641</b><br>POPULATION | <b>\$86K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>52%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

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