

Single Family Residence **RESIDENTIAL**

312 PINECROFT DR

ROSELLE, IL 60172

\$499,538 TopHap Estimate · \$219 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

4
BATHS

2,278 ft²
LIVING AREA

0.23 ac
LOT SIZE

1969
YEAR BUILT

2
STORIES

7
ROOMS

2
PARKING

VALUATION

\$500K

\$480K low

\$519K high

Last Sale

\$429,000 · Apr 7, 2016

Est. Owner Equity

\$87,339

Loan-to-Value

81%

TAX & ASSESSMENT

Property Tax	\$9,277 (2024)
Assessed Value	\$137,967
Previous Assessed	\$137,967
Assessor Market Value	\$413,901

PROPERTY FACTS

Property Type	Single Family Residence
County	DuPage
Lot (acres)	0.23
Construction	Mixed (Not Specified)
Heating	None
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 8, 2021	Financing	Intrafamily Transfer			\$412K
Apr 5, 2016	Resale	Warranty Deed	\$429,000	\$188	\$437K
Sep 29, 2015	Non-arms-length	Grant Deed	\$123,333	\$54	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Medinah Primary School	Elementary	PK–2	0.4 mi
Medinah Middle School	Middle	6–8	0.6 mi
Lake Park High School	High	9–12	0.7 mi

District: Lake Park Community High School District 108

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

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

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

OWNERSHIP

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