

Townhouse **RESIDENTIAL**

613 CHARLEMAGNE CIR

ROSELLE, IL 60172

\$493,899 TopHap Estimate · \$247 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

4

BATHS

2,003 ft²

LIVING AREA

3,049 ft²

LOT SIZE

1994

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$494K

\$481K low

\$507K high

Last Sale

\$360,000 · Mar 4, 2021

Est. Owner Equity

\$233,899

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$9,293 (2024)
Assessed Value	\$120,000
Previous Assessed	\$120,000
Assessor Market Value	\$360,000

PROPERTY FACTS

Property Type	Townhouse
County	DuPage
Lot (acres)	0.07
Construction	Mixed (Not Specified)
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK

68
FLOOD

12
WILDFIRE

65
HEAT

64
STORM

45
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 26, 2021	Resale	Warranty Deed	\$360,000	\$180	\$260K
Nov 1, 2016	Quitclaim	Quit Claim Transfer			
Sep 23, 2015	Resale	Deed	\$340,000	\$170	\$50K
Dec 24, 2008	Quitclaim	Quit Claim Transfer			
May 23, 2008	Quitclaim	Quit Claim Transfer			
Apr 27, 2004	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roselle Middle School	Middle	6–8	0.2 mi
Spring Hills Elementary School	Elementary	KG–5	0.6 mi
Lake Park High School	High	9–12	1.3 mi

District: Roselle School District 12

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

OWNERSHIP

Occupancy	Owner occupied
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