

Single Family Residence

RESIDENTIAL

2720 N RUSTIC RIDGE DR

PEORIA, IL 61604

\$214,819 TopHap Estimate · \$124 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,738 ft²

LIVING AREA

1976

YEAR BUILT

1

STORIES

VALUATION

\$215K

\$209K low

\$220K high

Last Sale

\$177,000 · Jun 10, 2021

Est. Owner Equity

\$46,669

Loan-to-Value

92%

TAX & ASSESSMENT

Property Tax	\$5,109 (2024)
Assessed Value	\$60,740
Previous Assessed	\$60,740
Assessor Market Value	\$182,220

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Peoria
Heating	None
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	77 HEAT	61 STORM	19 DROUGHT
------------	---------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 28, 2022	Financing	Re-Recorded Document			
Jun 28, 2022	Quitclaim	Quit Claim Transfer			
Jun 4, 2021	Resale	Warranty Deed	\$177,000	\$102	\$168K
Sep 24, 2018	Resale	Warranty Deed	\$153,000	\$88	\$153K
Apr 19, 1999	Resale	Grant Deed	\$114,000	\$66	\$97K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sterling Middle School	Middle	5–8	0.7 mi
Dr. Maude A. Sanders Primary School	Elementary	KG–4	1.1 mi
Peoria High School	High	9–12	2.5 mi

District: Peoria Public Schools

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 61604

113 CRIME INDEX	82 AIR POLLUTION	27,892 POPULATION	\$54K MEDIAN IN-COME	51°F AVG TEMP	56% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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