

Rural Residence

RESIDENTIAL

7609 OLD RIVER RD

ROCKFORD, IL 61103

\$161,666 TopHap Estimate · confidence 86 · as of Jul 14, 2026



0.53 ac
LOT SIZE

VALUATION

\$162K

\$139K low

\$185K high

Last Sale

\$83,000 · Mar 12, 2018

Est. Owner Equity

\$82,816

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$3,307 (2025)
Assessed Value	\$56,561
Previous Assessed	\$50,773
Assessor Market Value	\$169,683

PROPERTY FACTS

Property Type	Rural Residence
County	WINNEBAGO
Lot (acres)	0.53
Pool	No

CLIMATE RISK

1 FLOOD	27 WILDFIRE	69 HEAT	64 STORM	31 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 6, 2000	Resale	Grant Deed	\$83,000		
May 21, 1999	Resale	Grant Deed	\$45,000		\$45K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West View Elementary School	Elementary	KG–5	4.3 mi
West Middle School	Middle	6–8	5.6 mi
Auburn High School	High	9–12	6.9 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 61103

122 CRIME INDEX	91 AIR POLLUTION	23,056 POPULATION	\$54K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
---------------------------------------	--	---	--	-------------------------------------	------------------------------------

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

OWNERSHIP

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