

Single Family Residence **RESIDENTIAL**

# 5854 SHELFORD LN

ROCKFORD, IL 61107

**\$310,350** TopHap Estimate · \$111 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**4**

BEDS

**2.5**

BATHS

**2,804 ft<sup>2</sup>**

LIVING AREA

**0.31 ac**

LOT SIZE

**1992**

YEAR BUILT

**1**

STORIES

**8**

ROOMS

**1**

PARKING

## VALUATION

**\$310K**

\$298K low

\$323K high

Est. Owner Equity

**\$133,611**

Loan-to-Value

**57%**

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$8,066 (2025)</b> |
| Assessed Value        | <b>\$97,356</b>       |
| Previous Assessed     | <b>\$87,370</b>       |
| Assessor Market Value | <b>\$292,068</b>      |

## PROPERTY FACTS

|               |                                |
|---------------|--------------------------------|
| Property Type | <b>Single Family Residence</b> |
| Style         | <b>Split Level</b>             |
| County        | <b>WINNEBAGO</b>               |
| Lot (acres)   | <b>0.31</b>                    |
| Construction  | <b>Frame (Unspecified)</b>     |
| Roof          | <b>Asphalt</b>                 |
| Heating       | <b>Yes</b>                     |
| Cooling       | <b>Central</b>                 |
| Fireplace     | <b>Yes</b>                     |
| Garage        | <b>Garage, Attached</b>        |
| Pool          | <b>No</b>                      |

Deck · 174 ft²

## CLIMATE RISK

**1**

FLOOD

**16**

WILDFIRE

**68**

HEAT

**62**

STORM

**31**

DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE                | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|---------------------|-----------|---------------------|-----------|--------|--------|
| <b>Nov 11, 2020</b> | Resale    | Grant Deed          | \$180,000 | \$64   | \$177K |
| <b>Mar 3, 2020</b>  | Quitclaim | Quit Claim Transfer |           |        |        |
| <b>Mar 30, 2000</b> | Resale    | Grant Deed          | \$145,500 | \$52   | \$150K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Guilford High School        | High       | 9–12   | 0.5 mi   |
| Brookview Elementary School | Elementary | KG–5   | 0.7 mi   |
| Eisenhower Middle School    | Middle     | 6–8    | 1.9 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 61107

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>89</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>29,768</b><br>POPULATION | <b>\$74K</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 | Owner occupied |
|-----------|----------------|