

Single Family Residence **RESIDENTIAL**

# 775 WINGATE PL

ROCKTON, IL 61072

**\$256,051** TopHap Estimate · \$270 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**948 ft<sup>2</sup>**

LIVING AREA

**0.32 ac**

LOT SIZE

**1998**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$256K**

\$242K low

\$270K high

Last Sale

**\$160,000 · May 23, 2018**

Est. Owner Equity

**\$161,571**

Loan-to-Value

**36%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,461 (2025) |
| Assessed Value        | \$70,878       |
| Previous Assessed     | \$64,735       |
| Assessor Market Value | \$212,634      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | WINNEBAGO               |
| Lot (acres)   | 0.32                    |
| Heating       | Gas                     |
| Pool          | No                      |

Deck

## CLIMATE RISK

**1**  
FLOOD

**18**  
WILDFIRE

**68**  
HEAT

**61**  
STORM

**31**  
DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN  |
|--------------|-------------------|---------------------|-----------|--------------------|-------|
| Apr 7, 2017  | Resale            | Grant Deed          | \$118,100 | \$125              | \$94K |
| Jan 5, 2017  | Non-arms-length   | Grant Deed          | \$115,600 | \$122              |       |
| Oct 11, 2016 | Quitclaim         | Quit Claim Transfer |           |                    |       |
| Jun 8, 2016  | Non-arms-length   | Grant Deed          | \$115,600 | \$122              |       |
| May 10, 2016 | Recorded document | Trustees Deed       |           |                    |       |
| Sep 27, 1999 | Resale            | Trustees Deed       | \$20,000  | \$21               |       |
| Sep 27, 1999 | Resale            | Trustees Deed       | \$94,000  | \$99               | \$91K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Hononegah Chd High School   | High       | 9–12   | 1.7 mi   |
| Roscoe Middle School        | Middle     | 6–8    | 3.0 mi   |
| Ledgewood Elementary School | Elementary | PK–1   | 3.7 mi   |

District: Hononegah Community High School District 207

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 61072

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>71</b><br>CRIME INDEX | <b>90</b><br>AIR POLLUTION | <b>11,070</b><br>POPULATION | <b>\$97K</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 | <b>Owner occupied</b> |
|-----------|-----------------------|