

Single Family Residence **RESIDENTIAL**

1211 RIVER BLUFF BLVD

ROCKFORD, IL 61103

\$137,419 TopHap Estimate · \$82 / ft² · confidence 89 · as of Jul 14, 2026



3
BEDS

1.5
BATHS

1,673 ft²
LIVING AREA

0.4 ac
LOT SIZE

1956
YEAR BUILT

1
STORIES

6
ROOMS

1
PARKING

VALUATION

\$137K

\$123K low

\$152K high

Last Sale

\$80,000 · Jan 8, 2018

Est. Owner Equity

\$60,419

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$3,709 (2025)
Assessed Value	\$48,004
Previous Assessed	\$43,080
Assessor Market Value	\$144,012

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.40
Roof	Asphalt
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 4, 2021	Financing	Intrafamily Transfer			\$77K
Dec 22, 2017	Resale	Grant Deed	\$80,000	\$48	\$78K
Feb 10, 2017	Quitclaim	Quit Claim Transfer			
Jul 30, 1997	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West View Elementary School	Elementary	KG–5	0.5 mi
West Middle School	Middle	6–8	1.7 mi
Auburn High School	High	9–12	3.5 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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