

Quadplex (4 Units, Any Combination)

RESIDENTIAL

2107 DOUGLAS ST

ROCKFORD, IL 61103



4

BEDS

4

BATHS

2,310 ft²

LIVING AREA

0.17 ac

LOT SIZE

1957

YEAR BUILT

1

STORIES

12

ROOMS

VALUATION

Last Sale

\$220,000 · Oct 14, 2025

TAX & ASSESSMENT

Property Tax	\$4,835 (2025)
Assessed Value	\$54,758
Previous Assessed	\$49,141
Assessor Market Value	\$164,274

PROPERTY FACTS

Property Type	Quadplex (4 Units, Any Combination)
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.17
Construction	Brick
Roof	Asphalt
Heating	Yes
Cooling	Central
Pool	No
View	Alley

CLIMATE RISK

1 FLOOD	1 WILDFIRE	69 HEAT	64 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 9, 2025	Resale	Warranty Deed	\$220,000	\$95	\$165K
Apr 4, 2025	Quitclaim	Quit Claim Transfer			
Jul 8, 2021	Resale	Warranty Deed	\$103,000	\$45	
Jun 21, 2006	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Welsh Elementary School	Elementary	KG–5	0.9 mi
West Middle School	Middle	6–8	1.4 mi
Guilford High School	High	9–12	3.3 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	Absentee owner
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