

Single Family Residence **RESIDENTIAL**

# 647 BISCAYNE PL

ROSCOE, IL 61073

**\$351,690** TopHap Estimate · confidence 93 · as of Jul 14, 2026



**0.25 ac**  
LOT SIZE

## VALUATION

**\$352K**

\$328K low

\$375K high

Last Sale

**\$225,000 · Sep 10, 2019**

Est. Owner Equity

**\$171,770**

Loan-to-Value

**47%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$8,136 (2025) |
| Assessed Value        | \$111,749      |
| Previous Assessed     | \$102,063      |
| Assessor Market Value | \$335,247      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | WINNEBAGO               |
| Lot (acres)   | 0.25                    |
| Pool          | No                      |

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 29<br>WILDFIRE | 69<br>HEAT | 63<br>STORM | 31<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|------------|-----------|--------------------|--------|
| Aug 30, 2019 | Resale    | Grant Deed | \$224,900 |                    | \$180K |
| Aug 30, 2019 | Resale    | Grant Deed | \$20,000  |                    |        |
| Apr 4, 2012  | Financing | Mortgage   |           |                    | \$2M   |
| Nov 30, 2011 | Financing | Mortgage   |           |                    | \$3M   |
| Aug 26, 2011 | Financing | Mortgage   |           |                    | \$19M  |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Stephen Mack Middle School | Middle     | 6–8    | 1.9 mi   |
| Rockton Elementary School  | Elementary | PK–2   | 3.4 mi   |
| Hononegah Chd High School  | High       | 9–12   | 3.6 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 61073

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>42</div> <div>CRIME INDEX</div> | <div>89</div> <div>AIR POLLUTION</div> | <div>20,151</div> <div>POPULATION</div> | <div>\$101K</div> <div>MEDIAN IN-COME</div> | <div>48°F</div> <div>AVG TEMP</div> | <div>52%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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