

Single Family Residence **RESIDENTIAL**

806 ROSEWOOD AVE

WINNETKA, IL 60093

\$2,006,298 TopHap Estimate · \$564 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,556 ft²

LIVING AREA

0.34 ac

LOT SIZE

1919

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$2M

\$1.8M low

\$2.2M high

Last Sale

\$1,095,000 · Mar 15, 2012

Est. Owner Equity

\$869,498

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$27,515 (2023)
Assessed Value	\$122,000
Previous Assessed	\$122,000
Assessor Market Value	\$1,220,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.34
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Hot Water
Cooling	None
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	1 WILDFIRE	61 HEAT	66 STORM	40 DROUGHT
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Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hubbard Woods Elementary School	Elementary	KG–4	0.1 mi
The Carleton W. Washburne School	Middle	7–8	0.6 mi
New Trier Township High School - Winnetka	High	10–12	1.8 mi

District: New Trier Township High School District 203

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 60093

53 CRIME INDEX	117 AIR POLLUTION	19,121 POPULATION	\$236K MEDIAN IN-COME	49°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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