

Single Family Residence **RESIDENTIAL**

2023 RIDGE AVE

ROCKFORD, IL 61103

\$87,562 TopHap Estimate · \$100 / ft² · confidence 95 · as of Jul 14, 2026



2

BEDS

1

BATHS

876 ft²

LIVING AREA

0.17 ac

LOT SIZE

1928

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$88K

\$83K low

\$92K high

Last Sale

\$1,320,000 · Dec 19, 2025

Est. Owner Equity

\$33,562

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$1,368 (2025)
Assessed Value	\$21,495
Previous Assessed	\$19,290
Assessor Market Value	\$64,485

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	WINNEBAGO
Lot (acres)	0.17
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Detached
Pool	No
View	Traffic

Deck · 175 ft²

CLIMATE RISK

10
FLOOD

21
WILDFIRE

69
HEAT

64
STORM

31
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 3, 2025	Quitclaim	Quit Claim Transfer			
Dec 9, 2025	Quitclaim	Quit Claim Transfer	\$1,320,000	\$1507	\$1.1M
May 7, 2025	Quitclaim	Quit Claim Transfer			
Feb 8, 2013	Quitclaim	Quit Claim Transfer			
Aug 6, 2008	Resale	Warranty Deed	\$59,000	\$67	
Apr 13, 2007	Resale	Grant Deed	\$39,000	\$45	
Jan 9, 2007	Recorded document	Trustees Deed			
Apr 12, 2004	Quitclaim	Quit Claim Transfer			

Jun 4, 1999 Non-arms-length Grant Deed \$39,000 \$45

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Welsh Elementary School	Elementary	KG–5	0.2 mi
West Middle School	Middle	6–8	0.4 mi
Guilford High School	High	9–12	4.3 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