

Single Family Residence **RESIDENTIAL**

12152 BEND RIVER RD

ROSCOE, IL 61073

\$283,222 TopHap Estimate · \$188 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,508 ft²

LIVING AREA

0.51 ac

LOT SIZE

1979

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$283K

\$257K low

\$309K high

Last Sale

\$108,000 · Dec 15, 1995

Est. Owner Equity

\$195,222

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$5,099 (2025)
Assessed Value	\$76,319
Previous Assessed	\$69,838
Assessor Market Value	\$228,957

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.51
Heating	Gas
Fireplace	Yes
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 6, 2002	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hononegah Chd High School	High	9–12	1.9 mi
Roscoe Middle School	Middle	6–8	2.3 mi
Ledgewood Elementary School	Elementary	PK–1	3.5 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

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

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

OWNERSHIP

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