

Single Family Residence **RESIDENTIAL**

4425 KENNETT AVE

ROCKFORD, IL 61101

\$74,100 TopHap Estimate · \$60 / ft² · confidence 82 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,236 ft²

LIVING AREA

0.2 ac

LOT SIZE

1944

YEAR BUILT

1

STORIES

6

ROOMS

1

PARKING

VALUATION

\$74K

\$61K low

\$88K high

Last Sale

\$65,000 · Apr 29, 2025

Est. Owner Equity

\$0

Loan-to-Value

110%

TAX & ASSESSMENT

Property Tax	\$1,765 (2025)
Assessed Value	\$24,684
Previous Assessed	\$22,152
Assessor Market Value	\$74,052

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	WINNEBAGO
Lot (acres)	0.20
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Detached
Pool	No

CLIMATE RISK

1 FLOOD	24 WILDFIRE	69 HEAT	65 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 21, 2025	Quitclaim	Quit Claim Transfer	\$65,000	\$53	
Apr 7, 2025	Resale	Warranty Deed	\$60,000	\$49	
Dec 31, 2003	Resale	Warranty Deed	\$45,000	\$36	\$145K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kennedy Middle School	Middle	6–8	0.8 mi
Auburn High School	High	9–12	0.9 mi
McIntosh Elementary School	Elementary	KG–5	1.0 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 61101

131 CRIME INDEX	86 AIR POLLUTION	19,188 POPULATION	\$50K 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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