

Single Family Residence **RESIDENTIAL**

10667 CHICORY RIDGE WAY

ROSCOE, IL 61073

\$446,777 TopHap Estimate · \$224 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,992 ft²

LIVING AREA

0.34 ac

LOT SIZE

2002

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$447K

\$400K low

\$494K high

Last Sale

\$319,000 · Nov 2, 2018

Est. Owner Equity

\$446,777

TAX & ASSESSMENT

Property Tax	\$11,100 (2025)
Assessed Value	\$143,121
Previous Assessed	\$130,716
Assessor Market Value	\$429,363

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.34
Heating	Gas
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

89 FLOOD	1 WILDFIRE	69 HEAT	62 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 20, 2025	Financing	Deed			
Oct 31, 2018	Resale	Warranty Deed	\$319,000	\$160	\$255K
Aug 5, 2016	Resale	Warranty Deed	\$284,000	\$143	\$114K
Dec 9, 2011	Resale	Warranty Deed	\$272,500	\$137	\$218K
Dec 1, 2005	Financing	Trustees Deed			\$40K
May 2, 2005	Resale	Warranty Deed	\$225,000	\$113	\$180K
May 13, 2002	Resale	Grant Deed	\$60,000	\$30	
May 13, 2002	Resale	Grant Deed	\$169,000	\$85	\$148K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	2.0 mi
Hononegah Chd High School	High	9–12	3.2 mi

Ledgewood Elementary School	Elementary	PK–1	3.3 mi
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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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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