

Single Family Residence **RESIDENTIAL**

## 2211 W IL ROUTE 72

LEAF RIVER, IL 61047

**\$330,646** TopHap Estimate · \$136 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**2,440 ft<sup>2</sup>**  
LIVING AREA

**0.88 ac**  
LOT SIZE

**1930**  
YEAR BUILT

**1**  
STORIES

### VALUATION

**\$331K**

\$305K low

\$356K high

Est. Owner Equity

**\$256,646**

Loan-to-Value

**23%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,225 (2025) |
| Assessed Value        | \$105,019      |
| Previous Assessed     | \$99,370       |
| Assessor Market Value | \$315,057      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | OGLE                    |
| Lot (acres)   | 0.88                    |
| Pool          | No                      |

## CLIMATE RISK

|             |                |               |
|-------------|----------------|---------------|
| 72<br>FLOOD | 28<br>WILDFIRE | 31<br>DROUGHT |
|-------------|----------------|---------------|

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Forreston Jr/Sr High School | Middle     | 6–12   | 10.0 mi  |
| Forreston Grade School      | Elementary | 1–5    | 10.3 mi  |

District: Forrestville Valley Community Unit School District 221

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 61047**

|                           |                            |                            |                                    |                         |                        |
|---------------------------|----------------------------|----------------------------|------------------------------------|-------------------------|------------------------|
| <b>115</b><br>CRIME INDEX | <b>90</b><br>AIR POLLUTION | <b>2,439</b><br>POPULATION | <b>\$93K</b><br>MEDIAN IN-<br>COME | <b>48°F</b><br>AVG TEMP | <b>52%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|------------------------------------|-------------------------|------------------------|

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

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|