

Rural Residence

RESIDENTIAL

8135 BEACH DR

ROCKFORD, IL 61103

\$362,099

TopHap Estimate · confidence 75 · as of Jul 14, 2026

0.41 ac

LOT SIZE

VALUATION

\$362K

\$270K low

\$454K high

Est. Owner Equity

\$362,099

TAX & ASSESSMENT

Property Tax	\$6,355 (2025)
Assessed Value	\$108,157
Previous Assessed	\$97,089
Assessor Market Value	\$324,471

PROPERTY FACTS

Property Type	Rural Residence
County	WINNEBAGO
Lot (acres)	0.41

Pool

No

CLIMATE RISK

96

FLOOD

27

WILDFIRE

69

HEAT

63

STORM

31

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 12, 2010	Quitclaim	Quit Claim Transfer			
Oct 12, 2010	Quitclaim	Quit Claim Transfer			
Sep 7, 2010	Quitclaim	Quit Claim Transfer			
Sep 7, 2010	Quitclaim	Quit Claim Transfer			
Feb 7, 2000	Resale	Grant Deed	\$187,500		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West View Elementary School	Elementary	KG–5	4.9 mi
West Middle School	Middle	6–8	6.2 mi
Auburn High School	High	9–12	7.5 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	Owner occupied
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