

Residential - Vacant Land

RESIDENTIAL

11812 BEND RIVER RD

ROSCOE, IL 61073



1.82 ac

LOT SIZE

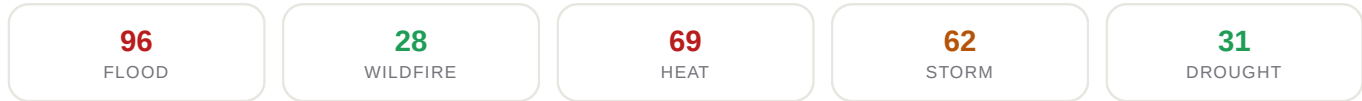
TAX & ASSESSMENT

Property Tax	\$2,327 (2025)
Assessed Value	\$29,814
Previous Assessed	\$27,282
Assessor Market Value	\$89,442

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	WINNEBAGO
Pool	No

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 10, 2010	Quitclaim	Quit Claim Transfer			
Feb 10, 2010	Quitclaim	Quit Claim Transfer			\$210K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hononegah Chd High School	High	9–12	2.1 mi
Roscoe Middle School	Middle	6–8	2.2 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



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

OWNERSHIP

Occupancy	Owner occupied
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