

Residential - Vacant Land **RESIDENTIAL**

CHICORY RIDGE WAY
ROSCOE, IL 61073



130 ft²
LOT SIZE

VALUATION

Last Sale **\$175,000 · Dec 5, 2018**

TAX & ASSESSMENT

Property Tax	\$24 (2025)
Assessed Value	\$285
Previous Assessed	\$260
Assessor Market Value	\$855

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	WINNEBAGO
Lot (acres)	0.00
Pool	No

CLIMATE RISK

1 FLOOD	26 WILDFIRE	69 HEAT	62 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 30, 2018	Resale	Grant Deed	\$175,000		\$166K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	2.2 mi
Hononegah Chd High School	High	9–12	2.8 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

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	Absentee owner
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