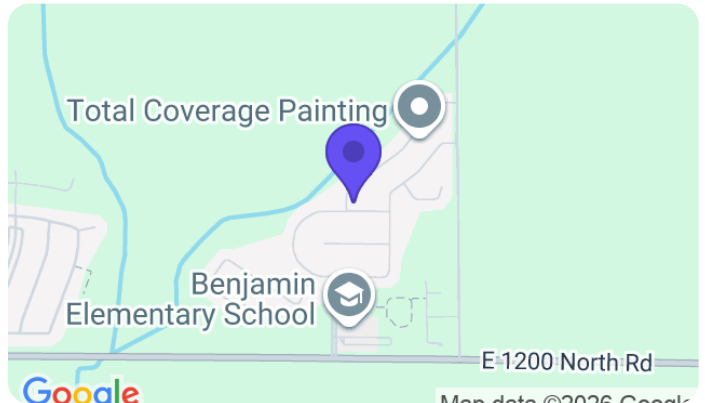


Single Family Residence **RESIDENTIAL**

6002 ROUGHLEAF AVE

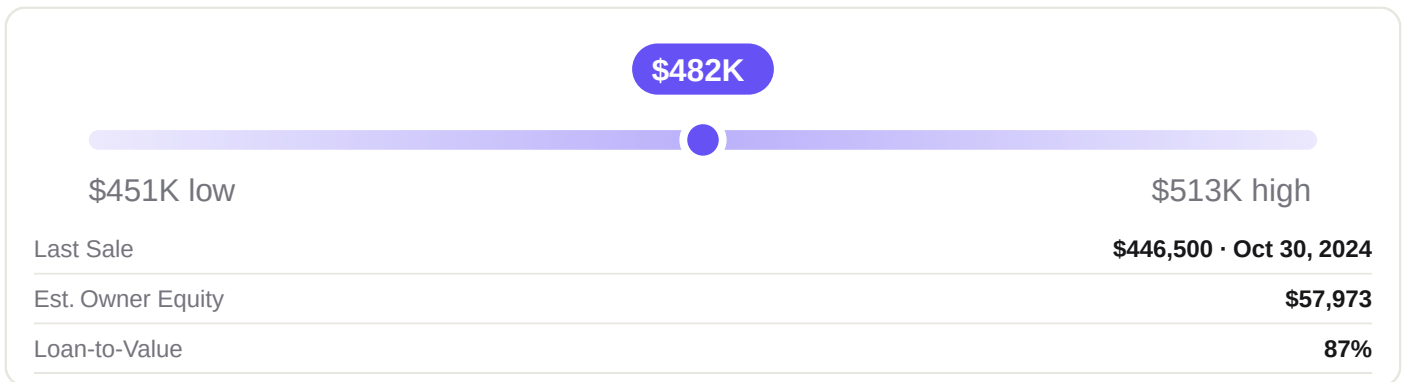
BLOOMINGTON, IL 61705

\$482,148 TopHap Estimate · \$209 / ft² · confidence 94 · as of Jul 14, 2026



4 BEDS	3 BATHS	2,303 ft² LIVING AREA	0.26 ac LOT SIZE
2016 YEAR BUILT	2 STORIES	7 ROOMS	3 PARKING

VALUATION



TAX & ASSESSMENT

Property Tax	\$10,792 (2025)
Assessed Value	\$144,691
Previous Assessed	\$144,691
Assessor Market Value	\$434,073

PROPERTY FACTS

Property Type	Single Family Residence
County	McLean
Lot (acres)	0.26
Foundation	Concrete
Roof	Asphalt
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Attached

Deck · 224 ft²

Greenhouse

CLIMATE RISK

1 FLOOD	17 WILDFIRE	76 HEAT	78 STORM	46 DROUGHT
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Scores 0–100; higher = greater projected risk.

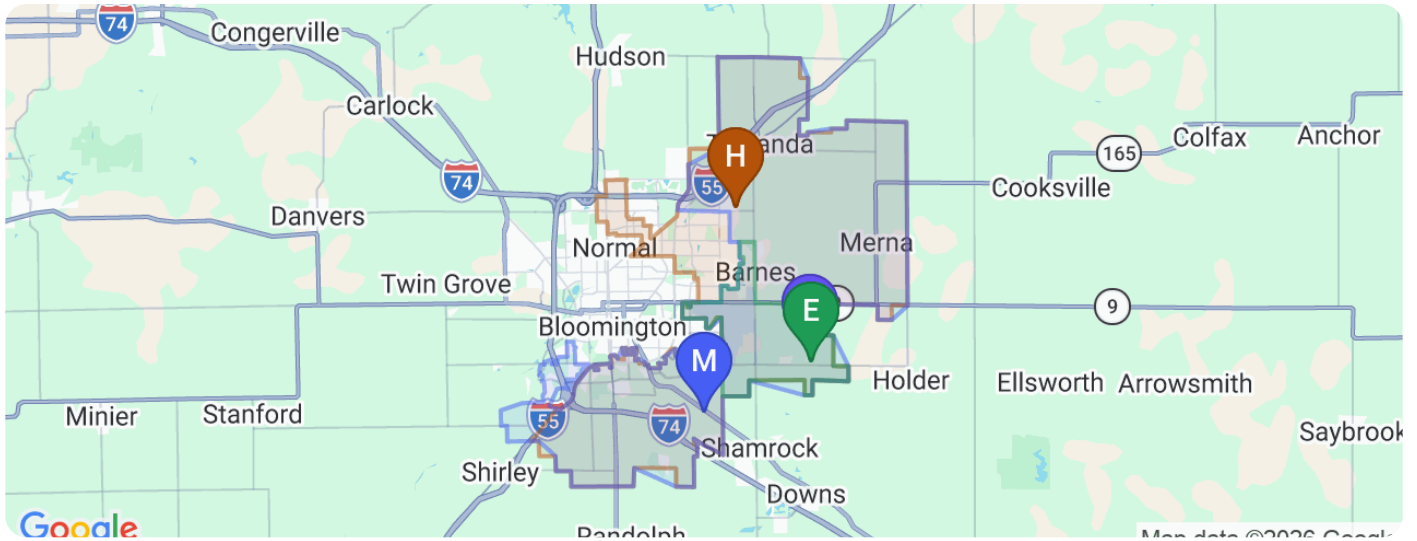
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 25, 2024	Resale	Warranty Deed	\$446,500	\$194	\$424K
Jan 31, 2017	Resale	Warranty Deed	\$338,000	\$147	\$304K
Mar 19, 2016	Resale	Warranty Deed	\$70,000	\$30	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Benjamin Elementary School	Elementary	KG–5	0.3 mi
Evans Junior High School	Middle	6–8	4.0 mi
Normal Community High School	High	9–12	5.4 mi

District: McLean County Unit School District 5



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 61705

49 CRIME INDEX	88 AIR POLLUTION	16,221 POPULATION	\$113K MEDIAN IN-COME	52°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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