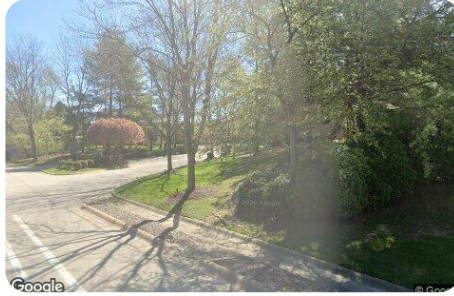


Single Family Residence **RESIDENTIAL**

2802 COTSWOLD CIR

ROCKFORD, IL 61114

\$524,260 TopHap Estimate · \$178 / ft² · confidence 95 · as of Jul 14, 2026



3
BEDS

3.5
BATHS

2,947 ft²
LIVING AREA

0.5 ac
LOT SIZE

1999
YEAR BUILT

2
STORIES

8
ROOMS

1
PARKING

VALUATION

\$524K

\$498K low

\$551K high

Last Sale

\$360,500 · Nov 5, 2015

Est. Owner Equity

\$250,760

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$12,535 (2025)
Assessed Value	\$152,973
Previous Assessed	\$153,780
Assessor Market Value	\$458,919

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	WINNEBAGO
Lot (acres)	0.50
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	68 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
Oct 29, 2015	Resale	Warranty Deed	\$360,500	\$122	\$274K
Jul 26, 2012	Resale	Grant Deed	\$345,000	\$117	\$259K
Dec 5, 1996	Financing	Grant Deed			\$295K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spring Creek Elementary School	Elementary	KG–5	0.4 mi
Guilford High School	High	9–12	0.4 mi
Eisenhower Middle School	Middle	6–8	1.7 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 61114

53 CRIME INDEX	91 AIR POLLUTION	15,641 POPULATION	\$86K 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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