

Residential (General/Single) **RESIDENTIAL**

2606 ROLAND DR

CHAMPAIGN, IL 61821

\$121,893 TopHap Estimate · \$127 / ft² · confidence 94 · as of Jul 14, 2026



1

BATHS

960 ft²

LIVING AREA

0.18 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$122K

\$114K low

\$130K high

Last Sale

\$73,000 · Aug 11, 2004

Est. Owner Equity

\$56,193

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$2,816 (2024)
Assessed Value	\$40,180
Previous Assessed	\$37,140
Assessor Market Value	\$120,540

PROPERTY FACTS

Property Type	Residential (General/Single)
County	CHAMPAIGN
Lot (acres)	0.18
Heating	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 11, 2004	Resale	Warranty Deed	\$73,000	\$76	\$66K
Jan 5, 2004	Quitclaim	Quit Claim Transfer			\$780K
Jun 22, 2001	Recorded document	Grant Deed			
Feb 16, 2001	Recorded document	Trustees Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Franklin Middle School	Middle	6–8	1.7 mi
Dr Howard Elementary School	Elementary	KG–5	2.0 mi
Central High School	High	9–12	2.2 mi

District: Champaign Community Unit School District 4

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 61821

78 CRIME INDEX	86 AIR POLLUTION	31,352 POPULATION	\$75K MEDIAN IN-COME	52°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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