

Single Family Residence **RESIDENTIAL**

11030 CHICORY RIDGE WAY

ROSCOE, IL 61073

\$414,767 TopHap Estimate · \$358 / ft² · confidence 93 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

1,157 ft²
LIVING AREA

0.28 ac
LOT SIZE

2006
YEAR BUILT

2
STORIES

8
ROOMS

VALUATION

\$415K

\$387K low

\$443K high

Last Sale

\$181,500 · Mar 6, 2018

Est. Owner Equity

\$236,767

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$7,890 (2025)
Assessed Value	\$99,730
Previous Assessed	\$91,261
Assessor Market Value	\$299,190

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.28
Heating	Gas
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	28 WILDFIRE	69 HEAT	62 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 27, 2018	Resale	Warranty Deed	\$181,400	\$157	\$172K
Sep 16, 2016	Resale	Warranty Deed	\$172,000	\$149	\$138K
Aug 17, 2007	Resale	Warranty Deed	\$210,000	\$182	\$204K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	2.2 mi
Hononegah Chd High School	High	9–12	2.7 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	Owner occupied
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