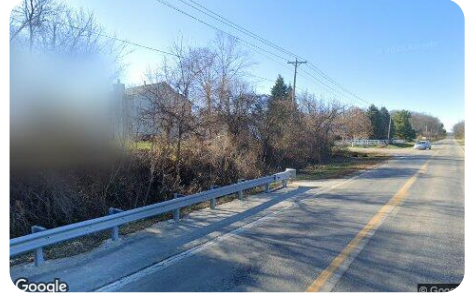


Single Family Residence **RESIDENTIAL**

9481 RIVER VIEW TRL

ROSCOE, IL 61073

\$330,889 TopHap Estimate · \$268 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

1,233 ft²

LIVING AREA

0.73 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$331K

\$297K low

\$365K high

Last Sale

\$243,500 · Nov 6, 2017

Est. Owner Equity

\$99,945

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$6,504 (2025)
Assessed Value	\$90,533
Previous Assessed	\$82,686
Assessor Market Value	\$271,599

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.73
Heating	Gas
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

74 FLOOD	20 WILDFIRE	69 HEAT	63 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 3, 2017	Resale	Warranty Deed	\$243,500	\$197	\$240K
Jun 29, 2007	Resale	Warranty Deed	\$250,000	\$203	\$228K
Jun 24, 2002	Resale	Grant Deed	\$144,000	\$117	\$116K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stephen Mack Middle School	Middle	6–8	2.3 mi
Rockton Elementary School	Elementary	PK–2	3.9 mi
Hononegah Chd High School	High	9–12	4.0 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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