

Single Family Residence **RESIDENTIAL**

75 CHARLEMAGNE CIR

ROSELLE, IL 60172

\$495,657 TopHap Estimate · \$191 / ft² · confidence 96 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,591 ft²
LIVING AREA

3,485 ft²
LOT SIZE

1994
YEAR BUILT

2
STORIES

6
ROOMS

2
PARKING

VALUATION

\$496K

\$477K low

\$514K high

Last Sale

\$319,000 · Jul 9, 2004

Est. Owner Equity

\$295,657

Loan-to-Value

39%

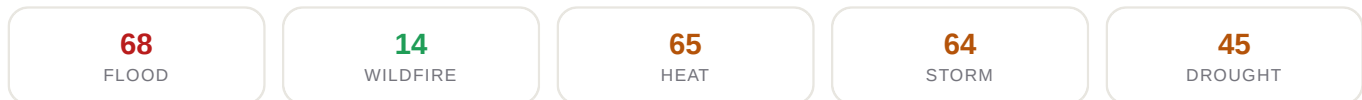
TAX & ASSESSMENT

Property Tax	\$9,234 (2024)
Assessed Value	\$130,881
Previous Assessed	\$119,690
Assessor Market Value	\$392,643

PROPERTY FACTS

Property Type	Single Family Residence
County	DUPAGE
Lot (acres)	0.08
Construction	Mixed (Not Specified)
Cooling	Window A/C
Fireplace	Yes
Garage	Garage, Detached
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 9, 2004	Resale	Grant Deed	\$319,000	\$123	\$200K
Jun 17, 2003	Resale	Grant Deed	\$359,000	\$139	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roselle Middle School	Middle	6–8	0.3 mi
Spring Hills Elementary School	Elementary	KG–5	0.6 mi
Lake Park High School	High	9–12	1.3 mi

District: Roselle School District 12

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 60172

88 CRIME INDEX	123 AIR POLLUTION	23,052 POPULATION	\$105K MEDIAN IN-COME	48°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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