

Single Family Residence **RESIDENTIAL**

7446 ASHTON VILLA

ROCKFORD, IL 61107

\$246,356 TopHap Estimate · \$179 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,376 ft²

LIVING AREA

0.31 ac

LOT SIZE

2002

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$246K

\$228K low

\$265K high

Last Sale

\$157,000 · Oct 2, 2018

Est. Owner Equity

\$109,381

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$5,777 (2025)
Assessed Value	\$71,430
Previous Assessed	\$64,103
Assessor Market Value	\$214,290

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	WINNEBAGO
Lot (acres)	0.31
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	5 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
Dec 16, 2005	Resale	Warranty Deed	\$157,000	\$114	\$126K
Aug 15, 2005	Resale	Warranty Deed	\$99,500	\$72	\$108K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Guilford High School	High	9–12	1.9 mi
Brookview Elementary School	Elementary	KG–5	2.3 mi
Eisenhower Middle School	Middle	6–8	3.6 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 61107

89 CRIME INDEX	87 AIR POLLUTION	29,768 POPULATION	\$74K 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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