

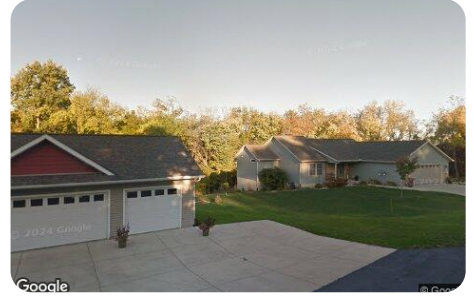
Single Family Residential

RESIDENTIAL

3 FOREST CT

ROCK ISLAND, IL 61201

\$450,792 TopHap Estimate · \$176 / ft² · confidence 96 · as of Jul 14, 2026



2,568 ft²
LIVING AREA

0.75 ac
LOT SIZE

2004
YEAR BUILT

2
STORIES

VALUATION

\$451K

\$432K low

\$470K high

Last Sale

\$391,000 · Sep 19, 2022

Est. Owner Equity

\$235,742

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$12,634 (2025)
Assessed Value	\$131,814
Previous Assessed	\$124,353
Assessor Market Value	\$395,442

PROPERTY FACTS

Property Type	Single Family Residential
County	ROCK ISLAND
Lot (acres)	0.75
Construction	Frame (Unspecified)
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 16, 2022	Resale	Warranty Deed	\$391,000	\$152	\$215K
Sep 22, 2008	Resale	Warranty Deed	\$293,000	\$114	\$249K
Dec 9, 2004	Resale	Warranty Deed	\$263,500	\$103	\$253K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ridgewood Elementary School	Elementary	PK–6	0.9 mi
Edison Jr High School	Middle	7–8	2.5 mi
Rock Island High School	High	9–12	3.7 mi

District: Rock Island School District 41

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 61201

114 CRIME INDEX	82 AIR POLLUTION	36,708 POPULATION	\$61K MEDIAN IN-COME	50°F AVG TEMP	55% SUNSHINE
---------------------------------------	--	---	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
-----------	----------------