

Single Family Residence

RESIDENTIAL

9425 RIVER VIEW TRL

ROSCOE, IL 61073

\$400,882 TopHap Estimate · \$220 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,824 ft²

LIVING AREA

0.35 ac

LOT SIZE

2003

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$401K

\$363K low

\$439K high

Last Sale

\$29,000 · Feb 28, 2003

Est. Owner Equity

\$280,132

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$8,107 (2025)
Assessed Value	\$111,361
Previous Assessed	\$101,709
Assessor Market Value	\$334,083

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.35
Heating	Gas
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

1
FLOOD

24
WILDFIRE

69
HEAT

63
STORM

31
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 10, 2003	Resale	Grant Deed	\$183,500	\$101	\$147K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stephen Mack Middle School	Middle	6–8	2.4 mi
Rockton Elementary School	Elementary	PK–2	4.0 mi
Hononegah Chd High School	High	9–12	4.1 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
--------------------------------------	--	---	---	-------------------------------------	------------------------------------

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

OWNERSHIP

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