

Single Family Residence **RESIDENTIAL**

2704 RIDGE AVE

ROCKFORD, IL 61103

\$113,361 TopHap Estimate · \$123 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

925 ft²

LIVING AREA

0.14 ac

LOT SIZE

1955

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$113K

\$105K low

\$122K high

Last Sale

\$72,000 · Dec 15, 2021

Est. Owner Equity

\$44,961

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$1,868 (2025)
Assessed Value	\$27,158
Previous Assessed	\$24,372
Assessor Market Value	\$81,474

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.14
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	69 HEAT	64 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 14, 2021	Resale	Warranty Deed	\$72,000	\$78	\$68K
Jan 2, 2008	Resale	Warranty Deed	\$45,500	\$49	
Jan 2, 2008	Financing	Trustees Deed			\$60K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Middle School	Middle	6–8	0.6 mi
West View Elementary School	Elementary	KG–5	0.7 mi
Guilford High School	High	9–12	4.3 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 61103

122 CRIME INDEX	91 AIR POLLUTION	23,056 POPULATION	\$54K 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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