

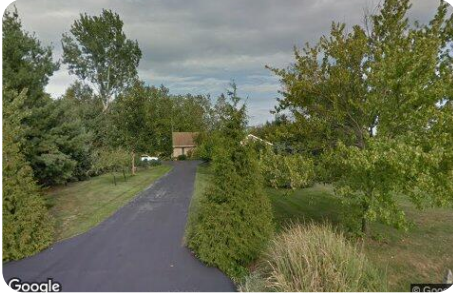
Single Family Residence

RESIDENTIAL

9915 RIVERS BEND DR

ROSCOE, IL 61073

\$455,248 TopHap Estimate · \$234 / ft² · confidence 82 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,942 ft²

LIVING AREA

0.87 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$455K

\$374K low

\$536K high

Last Sale

\$213,000 · Jan 31, 2002

Est. Owner Equity

\$315,248

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$10,376 (2025)
Assessed Value	\$144,218
Previous Assessed	\$131,718
Assessor Market Value	\$432,654

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.87
Heating	Gas
Fireplace	Yes
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 6, 2023	Quitclaim	Quit Claim Transfer			
Feb 6, 2002	Resale	Grant Deed	\$213,000	\$110	\$135K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	1.9 mi
Ledgewood Elementary School	Elementary	PK–1	3.1 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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