

Duplex (2 Units, Any Combination)

RESIDENTIAL

3305 W RIVERSIDE BLVD

ROCKFORD, IL 61101



4

BEDS

3

BATHS

2,278 ft²

LIVING AREA

0.37 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

10

ROOMS

1

PARKING

VALUATION

Last Sale

\$134,000 · Mar 2, 2001

TAX & ASSESSMENT

Property Tax	\$5,510 (2025)
Assessed Value	\$68,406
Previous Assessed	\$61,390
Assessor Market Value	\$205,218

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.37
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Yes
Cooling	Central
Garage	Garage, Attached
Pool	No
View	Traffic

CLIMATE RISK

1 FLOOD	26 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
Mar 13, 2001	Non-arms-length	Grant Deed	\$134,000	\$59	\$125K
Aug 28, 1998	Resale	Grant Deed	\$125,000	\$55	\$30K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West View Elementary School	Elementary	KG–5	0.9 mi
West Middle School	Middle	6–8	1.6 mi
Auburn High School	High	9–12	2.7 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 61101

131 CRIME INDEX	86 AIR POLLUTION	19,188 POPULATION	\$50K 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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