

Single Family Residence **RESIDENTIAL**

11022 CHICORY RIDGE WAY

ROSCOE, IL 61073

\$390,488 TopHap Estimate · \$267 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,461 ft²

LIVING AREA

0.25 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$390K

\$376K low

\$405K high

Last Sale

\$325,000 · Jul 11, 2023

Est. Owner Equity

\$162,988

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$8,160 (2025)
Assessed Value	\$102,940
Previous Assessed	\$94,198
Assessor Market Value	\$308,820

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.25
Heating	Gas
Cooling	None
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	28 WILDFIRE	69 HEAT	62 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 7, 2023	Resale	Warranty Deed	\$325,000	\$222	\$228K
Jan 5, 2021	Resale	Warranty Deed	\$235,000	\$161	\$223K
Aug 12, 2020	Foreclosure sale	Foreclosure	\$99,500	\$68	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	2.2 mi
Hononegah Chd High School	High	9–12	2.7 mi
Ledgewood Elementary School	Elementary	PK–1	3.5 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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