

Single Family Residence **RESIDENTIAL**

11073 CHICORY RIDGE WAY

ROSCOE, IL 61073

\$423,444 TopHap Estimate · \$347 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,221 ft²

LIVING AREA

0.29 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$423K

\$406K low

\$441K high

Last Sale

\$290,000 · Aug 9, 2022

Est. Owner Equity

\$162,444

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$9,331 (2025)
Assessed Value	\$116,851
Previous Assessed	\$106,928
Assessor Market Value	\$350,553

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.29
Heating	Gas
Cooling	None
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

39
FLOOD

29
WILDFIRE

69
HEAT

62
STORM

31
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 8, 2022	Resale	Warranty Deed	\$290,000	\$238	\$261K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	2.2 mi
Hononegah Chd High School	High	9–12	2.6 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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