

Townhouse **RESIDENTIAL**

528 ISLE ROYAL BAY

ROSELLE, IL 60172

\$283,654 TopHap Estimate · \$250 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,135 ft²

LIVING AREA

2,685 ft²

LOT SIZE

1974

YEAR BUILT

2

STORIES

6

ROOMS

1

PARKING

VALUATION

\$284K

\$270K low

\$297K high

Last Sale

\$133,000 · Mar 23, 1999

Est. Owner Equity

\$179,654

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$4,364 (2023)
Assessed Value	\$21,000
Previous Assessed	\$21,000
Assessor Market Value	\$210,000

PROPERTY FACTS

Property Type	Townhouse
Style	Modern
County	Cook
Lot (acres)	0.06
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Detached

CLIMATE RISK

27 FLOOD	1 WILDFIRE	64 HEAT	65 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 10, 2013	Quitclaim	Quit Claim Transfer			
Mar 23, 1999	Resale	Grant Deed	\$133,000	\$117	\$126K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Nerge Elementary School	Elementary	KG–6	0.2 mi
Mead Junior High School	Middle	7–8	1.3 mi
James B. Conant High School	High	9–12	3.0 mi

District: Schaumburg Community Consolidated School District 54

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 60172

88 CRIME INDEX	123 AIR POLLUTION	23,052 POPULATION	\$105K MEDIAN IN-COME	48°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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