

Single Family Residence **RESIDENTIAL**

# 4620 LINVIEW DR

ROCKFORD, IL 61109

**\$168,319** TopHap Estimate · \$88 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**3**

BEDS

**1**

BATHS

**1,920 ft<sup>2</sup>**

LIVING AREA

**0.38 ac**

LOT SIZE

**1964**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$168K**

**\$157K low**

**\$179K high**

Last Sale

**\$120,000 · Jul 2, 2007**

Est. Owner Equity

**\$57,258**

Loan-to-Value

**65%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,473 (2025) |
| Assessed Value        | \$47,413       |
| Previous Assessed     | \$42,888       |
| Assessor Market Value | \$142,239      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | WINNEBAGO               |
| Lot (acres)   | 0.38                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Asphalt                 |
| Heating       | Central                 |
| Cooling       | Central                 |
| Pool          | No                      |

Deck · 216 ft²

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 18<br>WILDFIRE | 67<br>HEAT | 59<br>STORM | 26<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|-----------------------|-----------|--------|--------|
| May 4, 2024  | Financing         | Intrafamily Transfer  |           |        |        |
| Jul 2, 2007  | Resale            | Warranty Deed         | \$118,500 | \$62   | \$119K |
| Feb 16, 2007 | Resale            | Special Warranty Deed | \$85,000  | \$44   | \$64K  |
| Jun 27, 2006 | Recorded document | Trustees Deed         |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| Arthur W. Froberg Elementary School | Elementary | KG–5   | 0.4 mi   |
| Jefferson High School               | High       | 9–12   | 0.8 mi   |
| Flinn Middle School                 | Middle     | 6–8    | 1.8 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 61109

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>100</b><br>CRIME INDEX | <b>88</b><br>AIR POLLUTION | <b>26,851</b><br>POPULATION | <b>\$62K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>52%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|