

Single Family Residence **RESIDENTIAL**

# 1234 HOLLAND ST

ROCKFORD, IL 61102

**\$75,646** TopHap Estimate · \$97 / ft<sup>2</sup> · confidence 70 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**780 ft<sup>2</sup>**

LIVING AREA

**0.16 ac**

LOT SIZE

**1920**

YEAR BUILT

**1**

STORIES

**4**

ROOMS

**1**

PARKING

## VALUATION

**\$76K**

\$53K low

\$98K high

Last Sale

**\$44,900 · Jul 28, 2017**

Est. Owner Equity

**\$32,093**

Loan-to-Value

**57%**

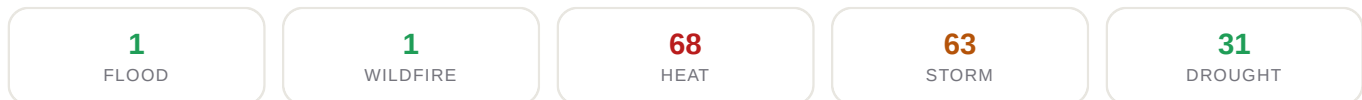
## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,058 (2025) |
| Assessed Value        | \$17,980       |
| Previous Assessed     | \$16,136       |
| Assessor Market Value | \$53,940       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Bungalow                |
| County        | WINNEBAGO               |
| Lot (acres)   | 0.16                    |
| Roof          | Asphalt                 |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Garage        | Garage, Detached        |
| Pool          | No                      |
| View          | Alley                   |

## CLIMATE RISK



Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE    | \$/FT <sup>2</sup> | LOAN  |
|--------------|--------|---------------|----------|--------------------|-------|
| Jul 27, 2017 | Resale | Warranty Deed | \$44,900 | \$58               | \$44K |
| Feb 6, 2006  | Resale | Warranty Deed | \$26,733 | \$34               |       |
| Jan 21, 2000 | Resale | Grant Deed    | \$29,000 | \$37               | \$28K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Washington Elementary School | Elementary | KG–5   | 0.3 mi   |
| RESA Middle School           | Middle     | 6–8    | 1.1 mi   |
| Jefferson High School        | High       | 9–12   | 5.3 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 61102

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>129</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>17,742</b><br>POPULATION | <b>\$50K</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> |
|-----------|-----------------------|