

Triplex (3 Units, Any Combination)

RESIDENTIAL

206 FRANKLIN PL

ROCKFORD, IL 61103



6

BEDS

5.5

BATHS

4,316 ft²

LIVING AREA

0.29 ac

LOT SIZE

1900

YEAR BUILT

2

STORIES

14

ROOMS

1

PARKING

VALUATION

Last Sale

\$370,000 · Aug 12, 2025

TAX & ASSESSMENT

Property Tax	\$5,476 (2025)
Assessed Value	\$96,072
Previous Assessed	\$75,194
Assessor Market Value	\$288,216

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
County	WINNEBAGO
Lot (acres)	0.29
Construction	Brick
Roof	Asphalt
Heating	Hot Water
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	68 HEAT	62 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 6, 2025	Resale	Warranty Deed	\$370,000	\$86	\$296K
Aug 29, 2014	Resale	Grant Deed	\$130,000	\$30	
Mar 31, 2011	Financing	Mortgage			\$1.5M
Aug 31, 2006	Resale	Warranty Deed	\$356,000	\$82	\$360K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Welsh Elementary School	Elementary	KG–5	1.0 mi
West Middle School	Middle	6–8	1.1 mi
Guilford High School	High	9–12	4.1 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 61103

122 CRIME INDEX	91 AIR POLLUTION	23,056 POPULATION	\$54K 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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