

Single Family Residence **RESIDENTIAL**

2933 BLUFFSIDE DR

ROCKFORD, IL 61109

\$224,283 TopHap Estimate · \$122 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,832 ft²

LIVING AREA

0.37 ac

LOT SIZE

1994

YEAR BUILT

1

STORIES

6

ROOMS

1

PARKING

VALUATION

\$224K

\$215K low

\$233K high

Last Sale

\$155,000 · Jun 7, 2021

Est. Owner Equity

\$72,033

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$4,720 (2025)
Assessed Value	\$59,457
Previous Assessed	\$53,359
Assessor Market Value	\$178,371

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	WINNEBAGO
Lot (acres)	0.37
Roof	Asphalt
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 144 ft²

CLIMATE RISK

1
FLOOD

6
WILDFIRE

67
HEAT

59
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 3, 2021	Resale	Warranty Deed	\$155,000	\$85	\$147K
Jun 7, 2017	Quitclaim	Quit Claim Transfer			
Apr 28, 2005	Resale	Warranty Deed	\$115,500	\$63	\$66K
Nov 29, 2000	Quitclaim	Quit Claim Transfer			\$102K
Oct 13, 1998	Financing	Grant Deed			\$77K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Arthur W. Froberg Elementary School	Elementary	KG–5	0.2 mi
Jefferson High School	High	9–12	1.1 mi
Flinn Middle School	Middle	6–8	1.9 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

100 CRIME INDEX	88 AIR POLLUTION	26,851 POPULATION	\$62K 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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