

Single Family Residence **RESIDENTIAL**

11089 CHICORY RIDGE WAY

ROSCOE, IL 61073

\$401,605 TopHap Estimate · \$322 / ft² · confidence 92 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

1,249 ft²
LIVING AREA

0.28 ac
LOT SIZE

2006
YEAR BUILT

2
STORIES

9
ROOMS

VALUATION

\$402K

\$368K low

\$435K high

Last Sale

\$345,000 · Apr 10, 2024

Est. Owner Equity

\$88,105

Loan-to-Value

78%

TAX & ASSESSMENT

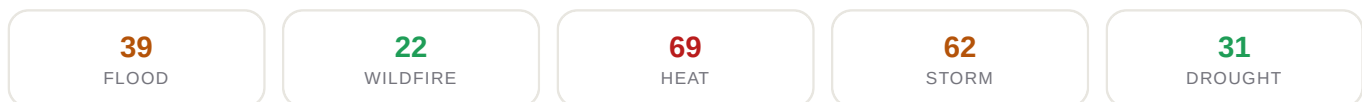
Property Tax	\$7,953 (2025)
Assessed Value	\$100,475
Previous Assessed	\$91,943
Assessor Market Value	\$301,425

PROPERTY FACTS

Property Type	Single Family Residence
County	WINNEBAGO
Lot (acres)	0.28
Heating	Gas
Cooling	None
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 2, 2024	Resale	Warranty Deed	\$345,000	\$276	\$306K
Mar 23, 2021	Resale	Warranty Deed	\$270,500	\$217	\$253K
Jul 25, 2012	Resale	Grant Deed	\$165,000	\$132	\$132K
Mar 20, 2012	Foreclosure sale	Trustees Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscoe Middle School	Middle	6–8	2.2 mi
Hononegah Chd High School	High	9–12	2.6 mi
Ledgewood Elementary School	Elementary	PK–1	3.5 mi

District: Hononegah Community High School District 207

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 61073

42 CRIME INDEX	89 AIR POLLUTION	20,151 POPULATION	\$101K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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