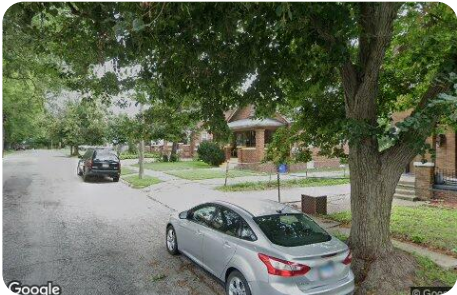


Duplex (2 Units, Any Combination) RESIDENTIAL

1252 ROSE AVE
ROCKFORD, IL 61102



6
BEDS

2
BATHS

2,842 ft²
LIVING AREA

0.15 ac
LOT SIZE

1925
YEAR BUILT

2
STORIES

12
ROOMS

1
PARKING

TAX & ASSESSMENT

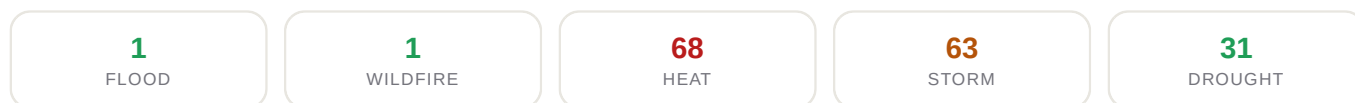
Property Tax	\$3,114 (2025)
Assessed Value	\$35,265
Previous Assessed	\$29,641
Assessor Market Value	\$105,795

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	WINNEBAGO
Lot (acres)	0.15

Construction	Brick
Roof	Asphalt
Heating	Hot Water
Cooling	Central
Garage	Garage, Detached
Pool	No
View	Alley

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 10, 2012	Quitclaim	Quit Claim Transfer			
Nov 30, 2006	Resale	Warranty Deed	\$79,000	\$28	
Oct 16, 2001	Resale	Grant Deed	\$70,000	\$25	\$69K
Nov 6, 2000	Resale	Grant Deed	\$66,000	\$23	\$65K
Sep 4, 1996	Resale	Grant Deed	\$55,000	\$19	\$50K

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

129 CRIME INDEX	87 AIR POLLUTION	17,742 POPULATION	\$50K MEDIAN IN-COME	48°F AVG TEMP	52% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------