

Single Family Residence **RESIDENTIAL**

1112 RIVER RIDGE CT

ALGER, MI 48610

\$275,727 TopHap Estimate · confidence 93 · as of Jul 14, 2026

2.18 ac
LOT SIZE

VALUATION

\$276K

\$257K low

\$294K high

Est. Owner Equity	\$225,727
Loan-to-Value	17%

TAX & ASSESSMENT

Property Tax	\$3,405 (2025)
Assessed Value	\$142,000
Previous Assessed	\$138,800
Assessor Market Value	\$284,000

PROPERTY FACTS

Property Type	Single Family Residence
County	ARENAC
Lot (acres)	2.18
Pool	No

CLIMATE RISK

92 FLOOD	36 WILDFIRE	50 HEAT	61 STORM	11 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 6, 2012	Resale	Warranty Deed	\$75,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Standish-Sterling Central Junior/Senior High School	Middle	7–12	8.4 mi
Standish-Sterling Central Elementary School	Elementary	1–6	8.4 mi

District: Standish-Sterling Community School District

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 48610

129 CRIME INDEX	94 AIR POLLUTION	2,879 POPULATION	\$55K MEDIAN IN-COME	45°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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