

Single Family Residence

**RESIDENTIAL**

# 46 ROCKVIEW DR NE

ROCKFORD, MI 49341

**\$539,666** TopHap Estimate · \$220 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**5**

BEDS

**3.5**

BATHS

**2,448 ft<sup>2</sup>**

LIVING AREA

**0.4 ac**

LOT SIZE

**1996**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

**2**

PARKING

## VALUATION

**\$540K**

\$510K low

\$569K high

Last Sale

**\$334,000 · Nov 2, 2020**

Est. Owner Equity

**\$272,466**

Loan-to-Value

**48%**

## TAX & ASSESSMENT

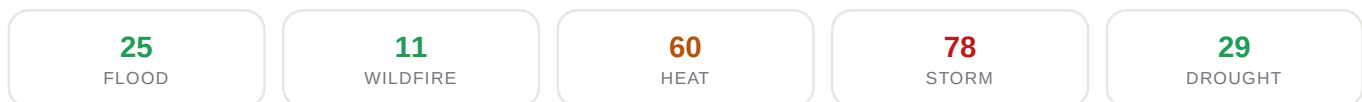
|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,871 (2025) |
| Assessed Value        | \$254,900      |
| Previous Assessed     | \$237,600      |
| Assessor Market Value | \$509,800      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| County        | KENT                             |
| Lot (acres)   | 0.40                             |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Yes                              |
| Fireplace     | Yes                              |
| Pool          | No                               |

Deck · 1,597 ft²

## CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|---------------------|-----------|--------|--------|
| Sep 30, 2020 | Resale          | Warranty Deed       | \$334,000 | \$136  | \$267K |
| Dec 18, 2007 | Resale          | Grant Deed          | \$190,000 | \$78   | \$181K |
| Mar 20, 2007 | Quitclaim       | Quit Claim Transfer |           |        |        |
| Jan 10, 2007 | Non-arms-length | Trustees Deed       | \$257,459 | \$105  |        |
| Dec 3, 2004  | Quitclaim       | Quit Claim Transfer |           |        | \$161K |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Valley View Elementary School | Elementary | KG–5   | 0.3 mi   |
| North Rockford Middle School  | Middle     | 6–8    | 1.0 mi   |
| Rockford High School          | High       | 10–12  | 2.6 mi   |

District: Rockford Public Schools

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 49341

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>60</b><br>CRIME INDEX | <b>84</b><br>AIR POLLUTION | <b>38,938</b><br>POPULATION | <b>\$108K</b><br>MEDIAN IN-COME | <b>47°F</b><br>AVG TEMP | <b>46%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|