

Single Family Residence **RESIDENTIAL**

2251 RIVERSIDE DR NE

GRAND RAPIDS, MI 49505

\$304,279 TopHap Estimate · \$241 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,263 ft²

LIVING AREA

0.14 ac

LOT SIZE

1945

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$304K

\$287K low

\$321K high

Last Sale

\$191,000 · Nov 19, 2018

Est. Owner Equity

\$125,279

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$2,678 (2025)
Assessed Value	\$129,100
Previous Assessed	\$118,800
Assessor Market Value	\$258,200

PROPERTY FACTS

Property Type	Single Family Residence
County	KENT
Lot (acres)	0.14
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

Porch · 200 ft²

CLIMATE RISK

25
FLOOD

6
WILDFIRE

62
HEAT

77
STORM

29
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 14, 2018	Resale	Warranty Deed	\$191,000	\$151	\$172K
Jan 16, 2013	Resale	Warranty Deed	\$104,000	\$82	\$99K
Sep 14, 2012	Resale	Grant Deed	\$50,000	\$40	\$70K
Dec 14, 2011	Non-arms-length	Trustees Deed	\$112,361	\$89	
Nov 15, 2006	Resale	Warranty Deed	\$127,000	\$101	\$102K
Mar 10, 2005	Financing	Intrafamily Transfer			\$111K
Mar 10, 2005	Non-arms-length	Warranty Deed	\$112,000	\$89	
Mar 18, 2004	Resale	Grant Deed	\$90,000	\$71	\$106K
May 30, 2003	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverside Middle School	Middle	6–8	0.3 mi
City High Middle School	High	7–12	0.9 mi
Aberdeen Academy	Elementary	PK–8	1.1 mi

District: Grand Rapids 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 49505

127 CRIME INDEX	76 AIR POLLUTION	32,605 POPULATION	\$68K MEDIAN IN-COME	47°F AVG TEMP	46% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------