

Single Family Residence

RESIDENTIAL

6036 RIVER RIDGE DR

HAMILTON, MI 49419

\$704,115 TopHap Estimate · \$351 / ft² · confidence 90 · as of Jul 14, 2026

3

BEDS

3.5

BATHS

2,004 ft²

LIVING AREA

1.02 ac

LOT SIZE

2007

YEAR BUILT

2

STORIES

5

PARKING

VALUATION

\$704K

\$637K low

\$772K high

Last Sale

\$765,000 · Feb 7, 2024

Est. Owner Equity

\$130,365

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax

\$11,034 (2025)

Assessed Value

\$378,500

Previous Assessed

\$350,700

Assessor Market Value

\$757,000

PROPERTY FACTS

Property Type	Single Family Residence
County	ALLEGAN
Lot (acres)	1.02
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 3, 2024	Resale	Warranty Deed	\$765,000	\$382	\$574K
Jan 3, 2024	Financing	Intrafamily Transfer			
May 28, 2021	Resale	Warranty Deed	\$549,000	\$274	\$522K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Saugatuck High School	High	9–12	3.2 mi
Saugatuck Middle School	Middle	6–8	3.2 mi
Douglas Elementary School	Elementary	PK–5	3.5 mi

District: Saugatuck 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 49419

57 CRIME INDEX	82 AIR POLLUTION	8,481 POPULATION	\$92K MEDIAN IN- COME	48°F AVG TEMP	46% SUNSHINE
--------------------------	----------------------------	----------------------------	------------------------------------	-------------------------	------------------------

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

OWNERSHIP

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