

Single Family Residence

RESIDENTIAL

5448 RIVER RIDGE DR

LANSING, MI 48917

\$315,920

TopHap Estimate · \$194 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,629 ft²

LIVING AREA

0.3 ac

LOT SIZE

1968

YEAR BUILT

1

STORIES

11

ROOMS

VALUATION

\$316K

\$298K low

\$334K high

Last Sale

\$200,000 · Oct 21, 2019

Est. Owner Equity

\$205,920

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$5,225 (2025)
Assessed Value	\$140,000
Previous Assessed	\$133,600
Assessor Market Value	\$280,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	EATON
Lot (acres)	0.30
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 16, 2019	Resale	Warranty Deed	\$200,000	\$123	\$110K
Nov 4, 2009	Resale	Warranty Deed	\$120,500	\$74	\$118K
Jul 29, 2009	Quitclaim	Quit Claim Transfer			
May 29, 2008	Financing	Intrafamily Transfer			
Nov 1, 2005	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Elmwood Elementary School	Elementary	1–4	0.5 mi
Waverly High School	High	9–12	1.9 mi
Waverly Middle School	Middle	7–8	2.2 mi

District: Waverly Community 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 48917

112 CRIME INDEX	83 AIR POLLUTION	32,787 POPULATION	\$73K MEDIAN IN-COME	47°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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