

Condominium

RESIDENTIAL

2478 WINDING RIDGE TRL NE

ROCKFORD, MI 49341

\$882,115 TopHap Estimate · \$258 / ft² · confidence 90 · as of Jul 14, 2026



4.5

BATHS

3,424 ft²

LIVING AREA

1.28 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

4

PARKING

VALUATION

\$882K

\$796K low

\$969K high

Last Sale

\$487,344 · Apr 5, 2012

Est. Owner Equity

\$532,115

Loan-to-Value

41%

TAX & ASSESSMENT

Property Tax	\$6,268 (2025)
Assessed Value	\$433,800
Previous Assessed	\$406,400
Assessor Market Value	\$867,600

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	KENT
Lot (acres)	1.28
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Deck · 1,336 ft²

CLIMATE RISK

10 FLOOD	23 WILDFIRE	59 HEAT	78 STORM	29 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 27, 2012	Resale	Warranty Deed	\$487,344	\$142	
Apr 6, 2007	Resale	Warranty Deed	\$522,000	\$152	\$392K
Apr 11, 2003	Resale	Grant Deed	\$60,000	\$18	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Edgerton Trails Elementary School	Elementary	KG–5	1.2 mi
North Rockford Middle School	Middle	6–8	3.0 mi
Rockford High School	High	10–12	3.3 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

60 CRIME INDEX	84 AIR POLLUTION	38,938 POPULATION	\$108K MEDIAN IN-COME	47°F AVG TEMP	46% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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