

Single Family Residence **RESIDENTIAL**

82 JAMES ST

ROCKFORD, MI 49341

\$384,646 TopHap Estimate · \$284 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,353 ft²

LIVING AREA

0.24 ac

LOT SIZE

1972

YEAR BUILT

2

STORIES

6

ROOMS

1

PARKING

VALUATION

\$385K

\$347K low

\$422K high

Last Sale

\$380,500 · Mar 17, 2026

Est. Owner Equity

\$87,846

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$5,505 (2025)
Assessed Value	\$161,400
Previous Assessed	\$146,900
Assessor Market Value	\$322,800

PROPERTY FACTS

Property Type	Single Family Residence
County	KENT
Lot (acres)	0.24
Heating	Forced Air With Air Conditioning
Pool	No

Deck · 1,698 ft²

CLIMATE RISK

10
FLOOD

15
WILDFIRE

60
HEAT

78
STORM

29
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 12, 2026	Resale	Warranty Deed	\$380,500	\$281	\$297K
Mar 29, 2024	Resale	Warranty Deed	\$335,000	\$248	\$292K
May 3, 2021	Financing	Intrafamily Transfer			\$220K
Jun 12, 2019	Resale	Warranty Deed	\$230,000	\$170	\$219K
Feb 9, 2012	Resale	Corporation Deed	\$97,000	\$72	\$3K
Mar 4, 2011	Resale	Grant Deed	\$63,000	\$47	
Jan 7, 2010	Quitclaim	Quit Claim Transfer			
Jan 6, 2010	Foreclosure sale	Trustees Deed	\$99,758	\$74	
Jul 10, 2007	Quitclaim	Quit Claim Transfer			\$26K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
North Rockford Middle School	Middle	6–8	0.9 mi
Parkside Elementary School	Elementary	KG–5	1.0 mi

Rockford High School	High	10–12	1.4 mi
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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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