

Condominium

RESIDENTIAL

3486 RIVER RUN ST SW

GRANDVILLE, MI 49418

\$228,203 TopHap Estimate · \$195 / ft² · confidence 91 · as of Jul 14, 2026



2

BATHS

1,171 ft²

LIVING AREA

8.41 ac

LOT SIZE

2006

YEAR BUILT

1

PARKING

VALUATION

\$228K

\$208K low

\$249K high

Last Sale

\$229,000 · Sep 4, 2024

Est. Owner Equity

\$14,203

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$3,021 (2025)
Assessed Value	\$78,800
Previous Assessed	\$74,600
Assessor Market Value	\$157,600

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	KENT
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

Deck · 60 ft²

CLIMATE RISK

31
FLOOD

5
WILDFIRE

63
HEAT

73
STORM

29
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 23, 2024	Resale	Warranty Deed	\$229,000	\$196	\$214K
Dec 6, 2010	Resale	Deed	\$87,000	\$74	\$61K
Mar 31, 2010	Non-arms-length	Trustees Deed	\$102,600	\$88	
Oct 12, 2007	Quitclaim	Quit Claim Transfer			
Oct 12, 2007	Resale	Warranty Deed	\$144,000	\$123	\$144K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand View Elementary School	Elementary	KG–6	0.4 mi
Grandville High School	High	9–12	1.1 mi
Grandville Middle School	Middle	7–8	1.9 mi

District: Grandville 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 49418

62 CRIME INDEX	75 AIR POLLUTION	31,033 POPULATION	\$91K 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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