

Single Family Residence **RESIDENTIAL**

2505 RANDALL AVE NW

GRAND RAPIDS, MI 49534

\$420,909 TopHap Estimate · \$227 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

3.5

BATHS

1,852 ft²

LIVING AREA

0.29 ac

LOT SIZE

1990

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$421K

\$383K low

\$459K high

Est. Owner Equity

\$151,909

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$3,057 (2025)
Assessed Value	\$216,200
Previous Assessed	\$205,400
Assessor Market Value	\$432,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	KENT
Lot (acres)	0.29
Foundation	No Foundation
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	7 WILDFIRE	62 HEAT	78 STORM	29 DROUGHT
------------	---------------	------------	-------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 26, 2010	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kenowa Hills Central Elementary School	Elementary	KG–5	0.3 mi
Kenowa Hills High School	High	9–12	1.8 mi
Kenowa Hills Middle School	Middle	6–8	2.1 mi

District: Kenowa Hills 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 49534

80 CRIME INDEX	74 AIR POLLUTION	23,667 POPULATION	\$82K MEDIAN IN-COME	47°F AVG TEMP	46% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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