

Single Family Residence **RESIDENTIAL**

8566 WINTERFOREST DR NE

ROCKFORD, MI 49341

\$1,100,000 TopHap Estimate · \$500 / ft² · confidence 85 · as of Jul 14, 2026

3
BEDS

3
BATHS

2,202 ft²
LIVING AREA

13.18 ac
LOT SIZE

1995
YEAR BUILT

1
STORIES

5
ROOMS

4
PARKING

VALUATION

\$1.1M

\$933K low

\$1.3M high

Last Sale

\$1,215,000 · Nov 14, 2024

Est. Owner Equity

\$1,100,000

TAX & ASSESSMENT

Property Tax	\$10,830 (2025)
Assessed Value	\$509,200
Previous Assessed	\$424,600
Assessor Market Value	\$1,018,400

PROPERTY FACTS

Property Type	Single Family Residence
County	KENT
Lot (acres)	13.18
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

Deck · 1,296 ft²

CLIMATE RISK

57 FLOOD	15 WILDFIRE	60 HEAT	76 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
Nov 11, 2024	Resale	Warranty Deed	\$1,215,000	\$552	
Feb 11, 2022	Financing	Intrafamily Transfer			
Sep 24, 2018	Resale	Warranty Deed	\$600,000	\$272	\$453K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
East Rockford Middle School	Middle	6–8	0.4 mi
Lakes Elementary School	Elementary	KG–5	1.7 mi
Rockford High School	High	10–12	5.8 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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