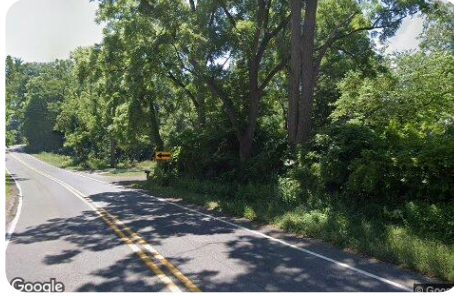


Single Family Residence **RESIDENTIAL**

2679 GRAND RIVER DR NE

GRAND RAPIDS, MI 49525

\$305,827 TopHap Estimate · \$341 / ft² · confidence 94 · as of Jul 14, 2026



2

BEDS

1

BATHS

896 ft²

LIVING AREA

1 ac

LOT SIZE

1953

YEAR BUILT

9

ROOMS

2

PARKING

VALUATION

\$306K

\$287K low

\$325K high

Last Sale

\$270,000 · Feb 9, 2024

Est. Owner Equity

\$46,827

Loan-to-Value

85%

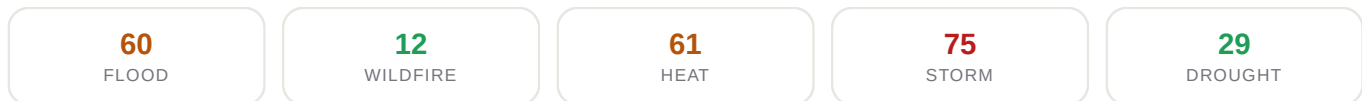
TAX & ASSESSMENT

Property Tax	\$2,632 (2025)
Assessed Value	\$104,400
Previous Assessed	\$102,500
Assessor Market Value	\$208,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	KENT
Lot (acres)	1.00
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 2, 2024	Resale	Warranty Deed	\$270,000	\$301	\$257K
Nov 16, 2021	Resale	Warranty Deed	\$232,000	\$259	\$220K
Jul 14, 2017	Resale	Warranty Deed	\$139,000	\$155	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
East Oakview Elementary School	Elementary	KG–4	3.7 mi
Northview High School	High	9–12	4.4 mi
Crossroads Middle School	Middle	7–8	4.6 mi

District: Northview Public School District

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 49525

70 CRIME INDEX	82 AIR POLLUTION	31,139 POPULATION	\$97K 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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