

Single Family Residence

RESIDENTIAL

2450 RICHARDS DR SE

GRAND RAPIDS, MI 49506

\$426,169 TopHap Estimate · \$398 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,070 ft²

LIVING AREA

0.13 ac

LOT SIZE

1950

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$426K

\$402K low

\$451K high

Last Sale

\$350,000 · Jun 28, 2023

Est. Owner Equity

\$366,169

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$7,093 (2025)
Assessed Value	\$166,000
Previous Assessed	\$154,700
Assessor Market Value	\$332,000

PROPERTY FACTS

Property Type	Single Family Residence
County	KENT
Lot (acres)	0.13
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	61 HEAT	71 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
Jul 11, 2026	Financing	Mortgage			\$60K
Jun 23, 2023	Resale	Warranty Deed	\$350,000	\$327	\$285K
Oct 9, 2014	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Breton Downs School	Elementary	PK–5	0.1 mi
East Grand Rapids Middle School	Middle	6–8	0.8 mi
East Grand Rapids High School	High	9–12	1.0 mi

District: East Grand Rapids 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 49506

75 CRIME INDEX	78 AIR POLLUTION	34,891 POPULATION	\$113K 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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