

Single Family Residence **RESIDENTIAL**

86 RIVERCHASE DR NE

ROCKFORD, MI 49341

\$518,500 TopHap Estimate · \$254 / ft² · confidence 95 · as of Jun 23, 2026



3

BEDS

2.5

BATHS

2,041 ft²

LIVING AREA

0.37 ac

LOT SIZE

2015

YEAR BUILT

2

STORIES

4

PARKING

VALUATION

\$519K

\$493K low

\$544K high

Last Sale

\$34,500 · Jul 28, 2015

Est. Owner Equity

\$189,100

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$6,636 (2025)
Assessed Value	\$258,700
Previous Assessed	\$246,000
Assessor Market Value	\$517,400

PROPERTY FACTS

Property Type	Single Family Residence
County	KENT
Lot (acres)	0.37
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

CLIMATE RISK

1 FLOOD	9 WILDFIRE	59 HEAT	78 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 13, 2015	Financing	Trustees Deed			\$285K
Jul 3, 2015	Resale	Warranty Deed	\$34,500	\$17	\$31K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Valley View Elementary School	Elementary	KG–5	0.3 mi
North Rockford Middle School	Middle	6–8	0.8 mi
Rockford High School	High	10–12	2.4 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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