

Single Family Residence

RESIDENTIAL

13191 RIVER ROCK PASS

LINDEN, MI 48451

\$353,467 TopHap Estimate · \$200 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,764 ft²

LIVING AREA

0.32 ac

LOT SIZE

2

STORIES

2

PARKING

VALUATION

\$353K

\$338K low

\$369K high

Last Sale

\$235,000 · Jul 23, 2020

Est. Owner Equity

\$130,217

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$2,273 (2025)
Assessed Value	\$180,700
Previous Assessed	\$171,800
Assessor Market Value	\$361,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	GENESEE
Lot (acres)	0.32
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

CLIMATE RISK

18 FLOOD	9 WILDFIRE	55 HEAT	57 STORM	2 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 17, 2020	Resale	Warranty Deed	\$235,000	\$133	\$223K
Oct 29, 2019	Resale	Warranty Deed	\$23,000	\$13	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Linden Elementary School	Elementary	PK–3	1.4 mi
Linden High School	High	9–12	2.1 mi
Linden Middle School	Middle	6–8	2.3 mi

District: Linden Community 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 48451

77 CRIME INDEX	92 AIR POLLUTION	15,746 POPULATION	\$95K MEDIAN IN-COME	47°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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