

Single Family Residence **RESIDENTIAL**

697 RIVER ST

KALAMAZOO, MI 49048

\$125,322 TopHap Estimate · \$103 / ft² · confidence 88 · as of Jul 14, 2026



1

BATHS

1,216 ft²

LIVING AREA

0.3 ac

LOT SIZE

1946

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$125K

\$111K low

\$140K high

Last Sale

\$16,000 · Oct 27, 2009

Est. Owner Equity

\$103,322

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$1,257 (2025)
Assessed Value	\$49,800
Previous Assessed	\$47,300
Assessor Market Value	\$99,600

PROPERTY FACTS

Property Type	Single Family Residence
County	KALAMAZOO
Lot (acres)	0.30
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK

52 FLOOD	14 WILDFIRE	13 DROUGHT
-------------	----------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 14, 2018	Financing	Intrafamily Transfer			
Oct 5, 2009	Resale	DTOT	\$16,000	\$13	
Jul 3, 2008	Non-arms-length	Sheriffs Deed	\$81,471	\$67	
Dec 21, 2007	Resale	Warranty Deed	\$78,000	\$64	
Aug 20, 2007	Resale	DTOT	\$23,000	\$19	
Feb 15, 2007	Non-arms-length	Sheriffs Deed	\$29,175	\$24	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Comstock High School	High	9–12	1.8 mi
Comstock Elementary School	Elementary	KG–5	1.9 mi
Comstock Middle School	Middle	6–8	2.4 mi

District: Comstock 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 49048

102 CRIME INDEX	75 AIR POLLUTION	25,980 POPULATION	\$64K MEDIAN IN-COME	49°F AVG TEMP	46% SUNSHINE
---------------------------------------	--	---	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

|
 OWNERSHIP

Occupancy	Owner occupied
-----------	----------------