

Single Family Residence **RESIDENTIAL**

## 23051 RIVER RUN RD

MENDON, MI 49072

**\$107,022** TopHap Estimate · \$107 / ft<sup>2</sup> · confidence 70 · as of Jul 14, 2026



**3**  
BEDS

**1**  
BATHS

**1,000 ft<sup>2</sup>**  
LIVING AREA

**0.26 ac**  
LOT SIZE

### VALUATION

**\$107K**

\$74K low

\$140K high

Est. Owner Equity

**\$107,022**

### TAX & ASSESSMENT

Property Tax **\$1,160 (2025)**

Assessed Value **\$65,500**

|                       |           |
|-----------------------|-----------|
| Previous Assessed     | \$69,400  |
| Assessor Market Value | \$131,000 |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| County        | ST. JOSEPH                       |
| Lot (acres)   | 0.26                             |
| Heating       | Forced Air With Air Conditioning |
| Pool          | No                               |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE | \$/FT² | LOAN |
|--------------|-----------|----------------------|-------|--------|------|
| Oct 10, 2017 | Financing | Intrafamily Transfer |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Mendon Elementary School  | Elementary | PK-5   | 3.6 mi   |
| Mendon Middle/High School | High       | 9-12   | 4.1 mi   |

District: Mendon Community 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 49072

|                   |                     |                     |                         |                  |                 |
|-------------------|---------------------|---------------------|-------------------------|------------------|-----------------|
| 85<br>CRIME INDEX | 82<br>AIR POLLUTION | 3,428<br>POPULATION | \$72K<br>MEDIAN IN-COME | 49°F<br>AVG TEMP | 46%<br>SUNSHINE |
|-------------------|---------------------|---------------------|-------------------------|------------------|-----------------|

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

**OWNERSHIP**

Occupancy

**Absentee owner**