

Single Family Residence **RESIDENTIAL**

23209 RIVER RUN RD

MENDON, MI 49072

\$98,635 TopHap Estimate · \$78 / ft² · confidence 70 · as of Jul 14, 2026



1
BATHS

1,262 ft²
LIVING AREA

0.22 ac
LOT SIZE

VALUATION

\$99K

\$69K low

\$129K high

Est. Owner Equity

\$27,835

Loan-to-Value

59%

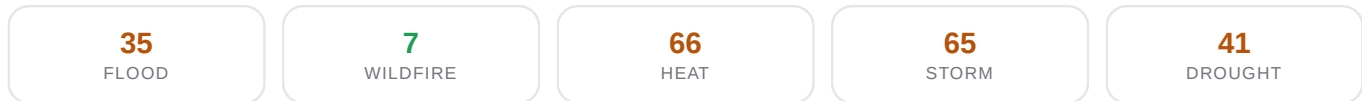
TAX & ASSESSMENT

Property Tax	\$802 (2025)
Assessed Value	\$59,600
Previous Assessed	\$62,600
Assessor Market Value	\$119,200

PROPERTY FACTS

Property Type	Single Family Residence
County	ST. JOSEPH
Lot (acres)	0.22
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 7, 2016	Financing	Intrafamily Transfer			
Apr 22, 2015	Financing	Intrafamily Transfer			
Nov 24, 2014	Financing	Intrafamily Transfer			\$71K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mendon Elementary School	Elementary	PK–5	3.4 mi
Mendon Middle/High School	High	9–12	3.9 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 CRIME INDEX	82 AIR POLLUTION	3,428 POPULATION	\$72K MEDIAN IN-COME	49°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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