

Single Family Residence

RESIDENTIAL

112 RIVER DR

THREE RIVERS, MI 49093

\$113,853 TopHap Estimate · \$146 / ft² · confidence 93 · as of Jul 14, 2026

2

BEDS

1

BATHS

780 ft²

LIVING AREA

0.18 ac

LOT SIZE

1900

YEAR BUILT

1

STORIES

VALUATION

\$114K

\$106K low

\$122K high

Last Sale

\$58,500 · Jul 3, 2019

Est. Owner Equity

\$56,414

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax

\$1,890 (2025)

Assessed Value

\$65,100

Previous Assessed

\$59,700

Assessor Market Value

\$130,200

PROPERTY FACTS

Property Type	Single Family Residence
County	ST. JOSEPH
Lot (acres)	0.18
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

CLIMATE RISK

91 FLOOD	12 WILDFIRE	65 HEAT	62 STORM	41 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 27, 2019	Resale	Warranty Deed	\$58,500	\$75	\$57K
Oct 7, 2014	Quitclaim	Quit Claim Transfer	\$4,300	\$6	
Mar 28, 2012	Non-arms-length	Redemption Deed	\$1,377	\$2	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers High School	High	9–12	0.8 mi
Three Rivers Middle School	Middle	6–8	0.9 mi
Park Elementary School	Elementary	KG–5	5.2 mi

District: Three Rivers 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 49093

119 CRIME INDEX	79 AIR POLLUTION	17,961 POPULATION	\$66K 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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