

Single Family Residence **RESIDENTIAL**

# 9460 ROSSMAN HWY

EATON RAPIDS, MI 48827

**\$289,734** TopHap Estimate · \$141 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**2**

BATHS

**2,062 ft<sup>2</sup>**

LIVING AREA

**6.6 ac**

LOT SIZE

**1968**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$290K**

\$275K low

\$305K high

Est. Owner Equity

**\$289,734**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,063 (2025) |
| Assessed Value        | \$154,100      |
| Previous Assessed     | \$150,300      |
| Assessor Market Value | \$296,748      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| County        | EATON                            |
| Lot (acres)   | 6.60                             |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Yes                              |
| Fireplace     | Yes                              |
| Pool          | No                               |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|----------------------|-------|--------------------|------|
| Aug 11, 2016 | Financing | Intrafamily Transfer |       |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Eaton Rapids High School   | High       | 9–12   | 7.1 mi   |
| Lockwood Elementary School | Elementary | 1–2    | 7.3 mi   |
| Eaton Rapids Middle School | Middle     | 6–8    | 7.3 mi   |

District: Eaton Rapids 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 48827

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>82</b><br>CRIME INDEX | <b>71</b><br>AIR POLLUTION | <b>15,527</b><br>POPULATION | <b>\$81K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>51%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|