

Single Family Residence **RESIDENTIAL**

1227 AUSABLE RIVER TRL

ROSCOMMON, MI 48653

\$229,673 TopHap Estimate · \$141 / ft² · confidence 95 · as of Jul 14, 2026

2.5
BATHS

1,632 ft²
LIVING AREA

0.93 ac
LOT SIZE

1952
YEAR BUILT

VALUATION

\$230K

\$218K low

\$241K high

Est. Owner Equity

\$229,673

TAX & ASSESSMENT

Property Tax	\$3,330 (2025)
Assessed Value	\$141,500
Previous Assessed	\$118,300
Assessor Market Value	\$283,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	CRAWFORD

Lot (acres)	0.93
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 5, 2017	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon Elementary School	Elementary	PK-4	3.0 mi
Roscommon Middle School	Middle	5-7	3.3 mi
Roscommon High School	High	7-12	3.6 mi

District: Gerrish-Higgins 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 48653

118 CRIME INDEX	91 AIR POLLUTION	8,693 POPULATION	\$67K MEDIAN IN-COME	43°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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