

Single Family Residence **RESIDENTIAL**

1031 AUSABLE RIVER TRL

ROSCOMMON, MI 48653

\$228,510 TopHap Estimate · \$146 / ft² · confidence 92 · as of Jul 14, 2026



2

BATHS

1,568 ft²

LIVING AREA

0.79 ac

LOT SIZE

1986

YEAR BUILT

5

PARKING

VALUATION

\$229K

\$210K low

\$247K high

Last Sale

\$39,500 · Jul 11, 2014

Est. Owner Equity

\$228,510

TAX & ASSESSMENT

Property Tax	\$1,595 (2025)
Assessed Value	\$137,500
Previous Assessed	\$114,200
Assessor Market Value	\$275,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modular
County	CRAWFORD
Lot (acres)	0.79
Heating	Forced Air With Air Conditioning
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 8, 2013	Foreclosure sale	Sheriffs Deed	\$73,550	\$47	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon Elementary School	Elementary	PK-4	2.9 mi
Roscommon Middle School	Middle	5-7	3.2 mi
Roscommon High School	High	7-12	3.5 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	Owner occupied
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