

Single Family Residence **RESIDENTIAL**

10260 FOREST WAY

ROSCOMMON, MI 48653

\$135,714 TopHap Estimate · \$114 / ft² · confidence 87 · as of Jul 14, 2026

2
BATHS

1,188 ft²
LIVING AREA

2.45 ac
LOT SIZE

1999
YEAR BUILT

VALUATION

\$136K

\$118K low

\$153K high

Last Sale

\$69,000 · Jun 1, 2004

Est. Owner Equity

\$79,117

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax

\$964 (2025)

Assessed Value

\$46,400

Previous Assessed

\$46,600

Assessor Market Value

\$92,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modular
County	CRAWFORD
Lot (acres)	2.45
Heating	Forced Air With Air Conditioning
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 23, 2018	Quitclaim	Quit Claim Transfer			

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	3.5 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