

Single Family Residence

RESIDENTIAL

120 RIVER OAKS DR

ROSCOMMON, MI 48653

\$371,055 TopHap Estimate · \$252 / ft² · confidence 92 · as of Jun 23, 2026

2

BATHS

1,472 ft²

LIVING AREA

0.56 ac

LOT SIZE

1999

YEAR BUILT

4

PARKING

VALUATION

\$371K

\$341K low

\$401K high

Est. Owner Equity

\$371,055

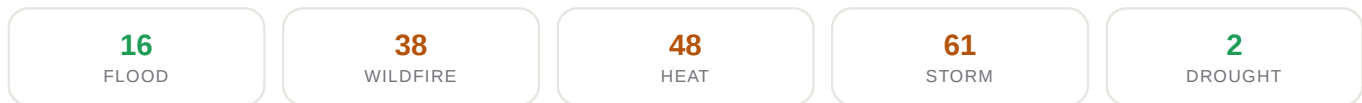
TAX & ASSESSMENT

Property Tax	\$4,082 (2025)
Assessed Value	\$138,300
Previous Assessed	\$140,300
Assessor Market Value	\$276,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	CRAWFORD
Lot (acres)	0.56
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 28, 2022	Quitclaim	Quit Claim Transfer			

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	Absentee owner
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