

Residential - Vacant Land

RESIDENTIAL

# W PINWOOD DR

ROSCOMMON, MI 48653

**2.4 ac**

LOT SIZE

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$504 (2025) |
| Assessed Value        | \$13,000     |
| Previous Assessed     | \$13,800     |
| Assessor Market Value | \$26,000     |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | ROSCOMMON                 |
| Lot (acres)   | 2.40                      |
| Pool          | No                        |

## CLIMATE RISK

**1**

FLOOD

**30**

WILDFIRE

**48**

HEAT

**60**

STORM

**2**

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Roscommon High School       | High       | 7–12   | 1.3 mi   |
| Roscommon Middle School     | Middle     | 5–7    | 1.4 mi   |
| Roscommon Elementary School | Elementary | PK–4   | 1.6 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

|                           |                            |                            |                                |                         |                        |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>118</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>8,693</b><br>POPULATION | <b>\$67K</b><br>MEDIAN IN-COME | <b>43°F</b><br>AVG TEMP | <b>50%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|