

Residential - Vacant Land **RESIDENTIAL**

N CUT RD
ROSCOMMON, MI 48653



2.13 ac
LOT SIZE

VALUATION

Last Sale **\$185,000 · Oct 24, 2024**

TAX & ASSESSMENT

Property Tax	\$601 (2025)
Assessed Value	\$11,700
Previous Assessed	\$13,300
Assessor Market Value	\$23,400

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	ROSCOMMON
Lot (acres)	2.13
Pool	No

CLIMATE RISK

19 FLOOD	33 WILDFIRE	48 HEAT	62 STORM	2 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 3, 2012	Financing	Intrafamily Transfer			
Nov 17, 2009	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	2.4 mi
Roscommon Middle School	Middle	5–7	2.6 mi
Roscommon Elementary School	Elementary	PK–4	2.7 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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