

Residential - Vacant Land **RESIDENTIAL**

N CUT RD
ROSCOMMON, MI 48653



8 ac
LOT SIZE

VALUATION

Last Sale **\$50,000 · May 7, 2024**

TAX & ASSESSMENT

Property Tax	\$735 (2025)
Assessed Value	\$23,300
Previous Assessed	\$27,200
Assessor Market Value	\$46,600

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	ROSCOMMON
Lot (acres)	8.00
Pool	No

CLIMATE RISK

1 FLOOD	30 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
Apr 29, 2024	Resale	Warranty Deed	\$50,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	2.2 mi
Roscommon Middle School	Middle	5–7	2.3 mi
Roscommon Elementary School	Elementary	PK–4	2.5 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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