

Single Family Residence

RESIDENTIAL

273 RISING FAWN TRL

ROSCOMMON, MI 48653

\$314,383 TopHap Estimate · \$207 / ft² · confidence 92 · as of Jul 14, 2026



5

BEDS

2.5

BATHS

1,518 ft²

LIVING AREA

0.56 ac

LOT SIZE

1985

YEAR BUILT

VALUATION

\$314K

\$289K low

\$339K high

Last Sale

\$106,000 · Oct 10, 2006

Est. Owner Equity

\$77,480

Loan-to-Value

82%

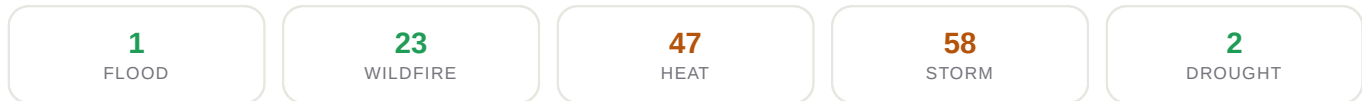
TAX & ASSESSMENT

Property Tax	\$2,016 (2025)
Assessed Value	\$142,000
Previous Assessed	\$126,800
Assessor Market Value	\$284,000

PROPERTY FACTS

Property Type	Single Family Residence
County	ROSCOMMON
Lot (acres)	0.56
Fireplace	Yes
Pool	No

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 28, 2006	Resale	Deed	\$106,000	\$70	\$105K
Jun 29, 2006	Financing	Intrafamily Transfer			
Jun 23, 2006	Quitclaim	Quit Claim Transfer			
Jun 28, 2006	Financing	Intrafamily Transfer			
Jun 28, 2006	Financing	Intrafamily Transfer			
Jun 10, 2005	Non-arms-length	Sheriffs Deed	\$186,252	\$123	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	3.3 mi
Roscommon Middle School	Middle	5–7	3.6 mi
Roscommon Elementary School	Elementary	PK–4	3.9 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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