

Single Family Residence **RESIDENTIAL**

230 RISING FAWN TRL

ROSCOMMON, MI 48653

\$462,770 TopHap Estimate · \$221 / ft² · confidence 90 · as of Jul 14, 2026



3
BEDS

3
BATHS

2,091 ft²
LIVING AREA

0.45 ac
LOT SIZE

1991
YEAR BUILT

VALUATION

\$463K

\$418K low

\$508K high

Est. Owner Equity

\$334,770

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$2,746 (2025)
Assessed Value	\$231,100
Previous Assessed	\$206,500
Assessor Market Value	\$462,200

PROPERTY FACTS

Property Type	Single Family Residence
County	ROSCOMMON
Lot (acres)	0.45
Pool	No

CLIMATE RISK

1 FLOOD	22 WILDFIRE	47 HEAT	58 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
Mar 23, 2005	Financing	Intrafamily Transfer			

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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