

Residential (General/Single)

RESIDENTIAL

100 REAVES FOREST DR

ROSCOMMON, MI 48653

\$699,285 TopHap Estimate · \$624 / ft² · confidence 87 · as of Jul 14, 2026

3

BEDS

1

BATHS

1,120 ft²

LIVING AREA

0.25 ac

LOT SIZE

1978

YEAR BUILT

VALUATION

\$699K

\$607K low

\$792K high

Last Sale

\$305,000 · Feb 3, 2016

Est. Owner Equity

\$481,068

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax

\$7,938 (2025)

Assessed Value

\$411,200

Previous Assessed

\$358,300

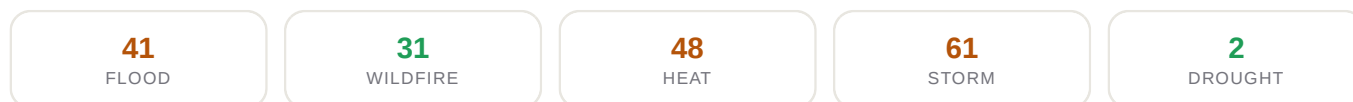
Assessor Market Value

\$822,400

PROPERTY FACTS

Property Type	Residential (General/Single)
Style	Ranch
County	ROSCOMMON
Lot (acres)	0.25
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 11, 2017	Financing	Warranty Deed			
Jan 15, 2016	Resale	Warranty Deed	\$305,000	\$272	\$244K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	3.7 mi
Roscommon Middle School	Middle	5–7	3.9 mi
Roscommon Elementary School	Elementary	PK–4	4.2 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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