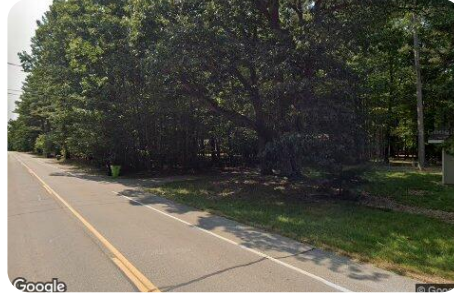


Residential (General/Single) **RESIDENTIAL**

116 FOSTORIA ST

ROSCOMMON, MI 48653

\$115,786 TopHap Estimate · \$172 / ft² · confidence 89 · as of Jul 14, 2026



2
BEDS

1
BATHS

672 ft²
LIVING AREA

0.2 ac
LOT SIZE

1968
YEAR BUILT

VALUATION

\$116K

\$103K low

\$129K high

Last Sale

\$32,000 · Aug 7, 2015

Est. Owner Equity

\$75,786

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$1,247 (2025)
Assessed Value	\$37,200
Previous Assessed	\$34,000
Assessor Market Value	\$74,400

PROPERTY FACTS

Property Type	Residential (General/Single)
Style	Ranch
County	ROSCOMMON
Lot (acres)	0.20
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK

10 FLOOD	32 WILDFIRE	48 HEAT	61 STORM	2 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 13, 2018	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	3.6 mi
Roscommon Middle School	Middle	5–7	3.8 mi
Roscommon Elementary School	Elementary	PK–4	4.0 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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