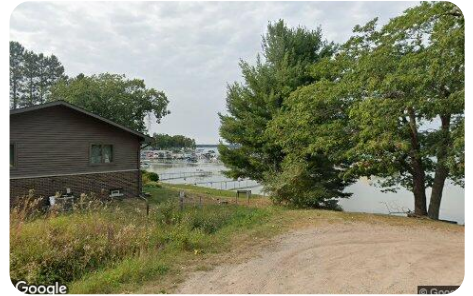
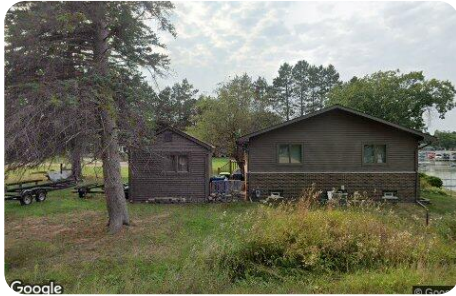


Single Family Residence **RESIDENTIAL**

103 JOY DR

ROSCOMMON, MI 48653

\$585,186 TopHap Estimate · \$498 / ft² · confidence 93 · as of Jul 14, 2026



1

BATHS

1,176 ft²

LIVING AREA

0.24 ac

LOT SIZE

1979

YEAR BUILT

VALUATION

\$585K

\$546K low

\$625K high

Est. Owner Equity

\$585,186

TAX & ASSESSMENT

Property Tax

\$2,893 (2025)

Assessed Value

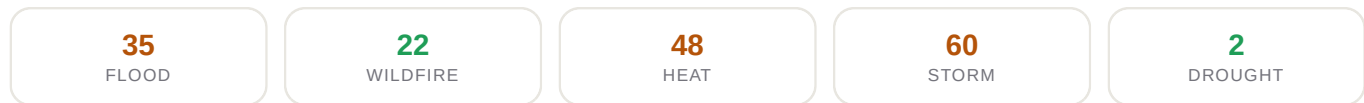
\$291,600

Previous Assessed	\$258,400
Assessor Market Value	\$583,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	ROSCOMMON
Lot (acres)	0.24
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 20, 2018	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	6.4 mi
Roscommon Middle School	Middle	5–7	6.8 mi
Roscommon Elementary School	Elementary	PK–4	7.0 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	Owner occupied
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