

Residential (General/Single)

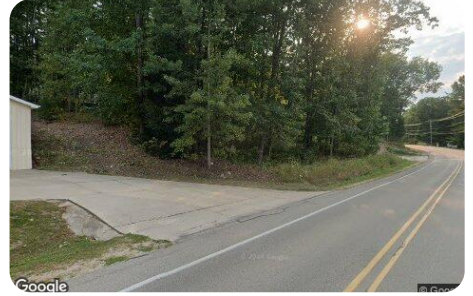
RESIDENTIAL

807 SUMMIT RD

ROSCOMMON, MI 48653

\$206,889

TopHap Estimate · \$230 / ft² · confidence 92 · as of Jul 14, 2026



1.5

BATHS

900 ft²

LIVING AREA

0.43 ac

LOT SIZE

1989

YEAR BUILT

VALUATION

\$207K

\$190K low

\$223K high

Last Sale

\$86,000 · May 3, 2021

Est. Owner Equity

\$125,889

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$1,981 (2025)
Assessed Value	\$95,000
Previous Assessed	\$84,200
Assessor Market Value	\$190,000

PROPERTY FACTS

Property Type	Residential (General/Single)
County	ROSCOMMON
Lot (acres)	0.43
Pool	No

CLIMATE RISK

1 FLOOD	25 WILDFIRE	48 HEAT	60 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
Feb 4, 2025	Quitclaim	Quit Claim Transfer			
Apr 22, 2021	Resale	Warranty Deed	\$86,000	\$96	\$51K
Jun 2, 2009	Quitclaim	Quit Claim Transfer			
Jun 12, 2008	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	6.9 mi
Roscommon Middle School	Middle	5–7	7.3 mi
Roscommon Elementary School	Elementary	PK–4	7.5 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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