

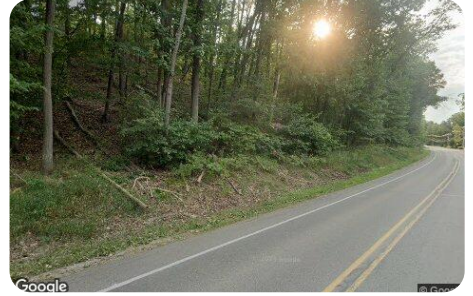
Residential (General/Single)

RESIDENTIAL

404 SUMMIT RD

ROSCOMMON, MI 48653

\$359,839 TopHap Estimate · \$181 / ft² · confidence 96 · as of Jul 14, 2026



2

BATHS

1,984 ft²

LIVING AREA

0.23 ac

LOT SIZE

1994

YEAR BUILT

VALUATION

\$360K

\$345K low

\$374K high

Last Sale

\$345,000 · Oct 27, 2025

Est. Owner Equity

\$169,740

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$8,848 (2025)
Assessed Value	\$129,100
Previous Assessed	\$200,600
Assessor Market Value	\$258,200

PROPERTY FACTS

Property Type	Residential (General/Single)
County	ROSCOMMON
Lot (acres)	0.23
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	23 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	\$/FT²	LOAN
Aug 26, 2024	Quitclaim	Quit Claim Transfer			
Aug 31, 2020	Resale	Warranty Deed	\$173,000	\$87	\$175K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	6.8 mi
Roscommon Middle School	Middle	5–7	7.1 mi
Roscommon Elementary School	Elementary	PK–4	7.4 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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