

Residential - Vacant Land

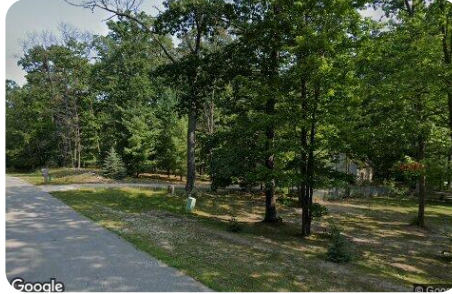
**RESIDENTIAL**

# 110 EVA LN

ROSCOMMON, MI 48653

**\$175,988**

TopHap Estimate · confidence 73 · as of Jul 14, 2026



**0.45 ac**  
LOT SIZE

## VALUATION

**\$176K**

\$129K low

\$223K high

Last Sale

**\$114,700 · Nov 9, 2012**

Est. Owner Equity

**\$175,988**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$156 (2025) |
| Assessed Value        | \$10,000     |
| Previous Assessed     | \$8,900      |
| Assessor Market Value | \$20,000     |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | ROSCOMMON                 |
| Lot (acres)   | 0.45                      |
| Pool          | No                        |

## CLIMATE RISK

|            |                |            |             |              |
|------------|----------------|------------|-------------|--------------|
| 1<br>FLOOD | 29<br>WILDFIRE | 48<br>HEAT | 60<br>STORM | 2<br>DROUGHT |
|------------|----------------|------------|-------------|--------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------------|-----------|--------------------|--------|
| Jul 22, 2016 | Quitclaim | Quit Claim Transfer |           |                    |        |
| Oct 26, 2012 | Resale    | Warranty Deed       | \$114,700 |                    | \$103K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Roscommon High School       | High       | 7–12   | 7.7 mi   |
| Roscommon Middle School     | Middle     | 5–7    | 8.0 mi   |
| Roscommon Elementary School | Elementary | PK–4   | 8.3 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

|                           |                            |                            |                                |                         |                        |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>118</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>8,693</b><br>POPULATION | <b>\$67K</b><br>MEDIAN IN-COME | <b>43°F</b><br>AVG TEMP | <b>50%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|