

Single Family Residence

RESIDENTIAL

407 FERN ST

ROSCOMMON, MI 48653

\$220,666 TopHap Estimate · \$209 / ft² · confidence 92 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,056 ft²

LIVING AREA

0.2 ac

LOT SIZE

1993

YEAR BUILT

VALUATION

\$221K

\$204K low

\$238K high

Last Sale

\$136,000 · Jan 24, 2022

Est. Owner Equity

\$129,266

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$1,167 (2025)
Assessed Value	\$120,400
Previous Assessed	\$107,500
Assessor Market Value	\$240,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	ROSCOMMON
Lot (acres)	0.20
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK

1 FLOOD	24 WILDFIRE	47 HEAT	59 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
Jan 20, 2022	Resale	Warranty Deed	\$136,000	\$129	\$91K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	6.1 mi
Roscommon Middle School	Middle	5–7	6.4 mi
Roscommon Elementary School	Elementary	PK–4	6.7 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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