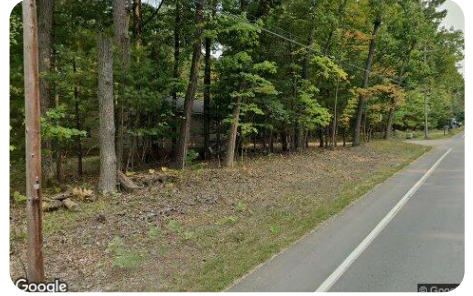
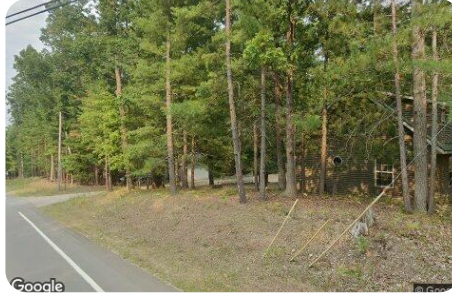


Residential (General/Single) **RESIDENTIAL**

417 BOUCHER ST

ROSCOMMON, MI 48653

\$148,399 TopHap Estimate · \$198 / ft² · confidence 88 · as of Jul 14, 2026



1

BATHS

750 ft²

LIVING AREA

0.57 ac

LOT SIZE

VALUATION

\$148K

\$131K low

\$166K high

Est. Owner Equity

\$148,399

TAX & ASSESSMENT

Property Tax

\$1,112 (2025)

Assessed Value

\$55,800

Previous Assessed	\$49,700
Assessor Market Value	\$111,600

PROPERTY FACTS

Property Type	Residential (General/Single)
Style	Ranch
County	ROSCOMMON
Lot (acres)	0.57
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK

1 FLOOD	26 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	\$/FT ²	LOAN
Oct 26, 2022	Quitclaim	Quit Claim Transfer			
Aug 7, 2000	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon High School	High	7–12	6.2 mi
Roscommon Middle School	Middle	5–7	6.5 mi
Roscommon Elementary School	Elementary	PK–4	6.8 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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