

Residential (General/Single)

RESIDENTIAL

1603 N ROSCOMMON RD

ROSCOMMON, MI 48653

\$895,271 TopHap Estimate · \$799 / ft² · confidence 45 · as of Jul 14, 2026



1

BATHS

1,120 ft²

LIVING AREA

3.34 ac

LOT SIZE

VALUATION

\$895K

\$405K low

\$1.4M high

Last Sale

\$621,545 · Nov 3, 2017

Est. Owner Equity

\$832,471

Loan-to-Value

14%

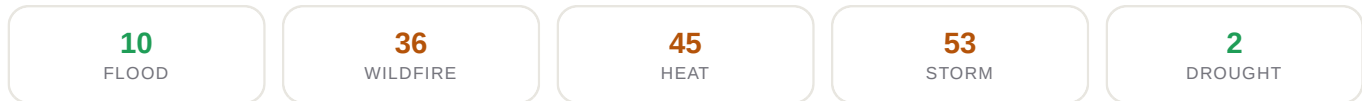
TAX & ASSESSMENT

Property Tax	\$2,128 (2025)
Assessed Value	\$74,500
Previous Assessed	\$68,300
Assessor Market Value	\$149,000

PROPERTY FACTS

Property Type	Residential (General/Single)
County	ROSCOMMON
Lot (acres)	3.34
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 27, 2017	Resale	Warranty Deed	\$621,545	\$555	\$63K
Mar 31, 2011	Resale	Warranty Deed	\$10,500	\$9	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Houghton Lake Jr/Sr High School	Middle	7–12	7.1 mi
Collins Elementary School	Elementary	PK–6	7.1 mi

District: Houghton Lake Community 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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