

Residential (General/Single) **RESIDENTIAL**

104 BOURBON ST

ROSCOMMON, MI 48653

\$161,535 TopHap Estimate · confidence 71 · as of Jul 14, 2026



VALUATION

\$162K

\$115K low

\$208K high

Est. Owner Equity	\$51,535
Loan-to-Value	54%

TAX & ASSESSMENT

Property Tax	\$2,024 (2025)
Assessed Value	\$91,000
Previous Assessed	\$79,600
Assessor Market Value	\$182,000

PROPERTY FACTS

Property Type	Residential (General/Single)
County	ROSCOMMON
Pool	No

CLIMATE RISK

42 FLOOD	29 WILDFIRE	46 HEAT	56 STORM	2 DROUGHT
-------------	----------------	------------	-------------	--------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 28, 2023	Financing	Deed			\$110K
Feb 11, 2009	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Collins Elementary School	Elementary	PK–6	7.9 mi
Houghton Lake Jr/Sr High School	Middle	7–12	8.0 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
---------------------------	----------------------------	----------------------------	------------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------