

Single Family Residence **RESIDENTIAL**

110 PINECREST DR

ROSCOMMON, MI 48653

\$178,036 TopHap Estimate · \$93 / ft² · confidence 91 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,920 ft²
LIVING AREA

1.55 ac
LOT SIZE

VALUATION

\$178K

\$162K low

\$194K high

Last Sale

\$64,000 · Mar 23, 2010

Est. Owner Equity

\$28,036

Loan-to-Value

108%

TAX & ASSESSMENT

Property Tax	\$1,370 (2025)
Assessed Value	\$75,100
Previous Assessed	\$66,300
Assessor Market Value	\$150,200

PROPERTY FACTS

Property Type	Single Family Residence
County	ROSCOMMON
Lot (acres)	1.55
Pool	No

CLIMATE RISK

45 FLOOD	35 WILDFIRE	48 HEAT	60 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
May 26, 2026	Financing	Mortgage			\$150K
Mar 2, 2010	Resale	Deed	\$64,000	\$33	
Feb 13, 2009	Non-arms-length	Sheriffs Deed	\$114,742	\$60	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon Elementary School	Elementary	PK–4	1.1 mi
Roscommon Middle School	Middle	5–7	1.3 mi
Roscommon High School	High	7–12	1.5 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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