

Residential (General/Single)

RESIDENTIAL

105 N 2ND ST

ROSCOMMON, MI 48653

\$126,988 TopHap Estimate · \$94 / ft² · confidence 92 · as of Jul 14, 2026

2

BATHS

1,352 ft²

LIVING AREA

0.18 ac

LOT SIZE

VALUATION

\$127K

\$117K low

\$137K high

Last Sale

\$73,000 · Sep 2, 2021

Est. Owner Equity

\$72,238

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax

\$1,751 (2025)

Assessed Value

\$36,500

Previous Assessed

\$31,200

Assessor Market Value

\$73,000

PROPERTY FACTS

Property Type	Residential (General/Single)
County	ROSCOMMON
Lot (acres)	0.18
Heating	Floor/Wall Furnace
Pool	No

CLIMATE RISK

59 FLOOD	28 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
Aug 31, 2021	Resale	Warranty Deed	\$73,000	\$54	\$55K
Aug 30, 2016	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon Elementary School	Elementary	PK–4	1.0 mi
Roscommon Middle School	Middle	5–7	1.3 mi
Roscommon High School	High	7–12	1.6 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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