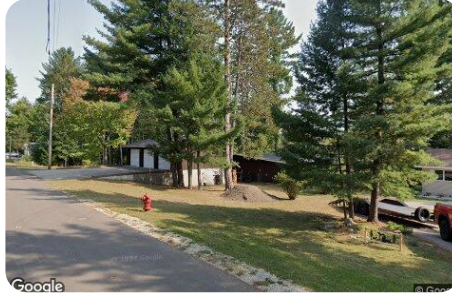


Single Family Residence **RESIDENTIAL**

1370 ESTHER CT

ROSCOMMON, MI 48653

\$296,959 TopHap Estimate · \$215 / ft² · confidence 87 · as of Jul 14, 2026



1.5
BATHS

1,380 ft²
LIVING AREA

0.58 ac
LOT SIZE

1988
YEAR BUILT

VALUATION

\$297K

\$259K low

\$335K high

Last Sale

\$260,000 · Nov 22, 2023

Est. Owner Equity

\$35,308

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$3,105 (2025)
Assessed Value	\$153,900
Previous Assessed	\$131,300
Assessor Market Value	\$307,800

PROPERTY FACTS

Property Type	Single Family Residence
County	ROSCOMMON
Lot (acres)	0.58
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK

58 FLOOD	32 WILDFIRE	48 HEAT	61 STORM	2 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 22, 2023	Resale	Warranty Deed	\$260,000	\$188	\$260K
Apr 2, 2018	Quitclaim	Quit Claim Transfer			
Jul 5, 2012	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roscommon Elementary School	Elementary	PK–4	1.6 mi
Roscommon Middle School	Middle	5–7	1.9 mi
Roscommon High School	High	7–12	2.3 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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