

Single Family Residence **RESIDENTIAL**

# 100 DALTON AVE

ROSCOMMON, MI 48653

**\$277,015** TopHap Estimate · \$155 / ft<sup>2</sup> · confidence 87 · as of Jul 14, 2026



**1,792 ft<sup>2</sup>**  
LIVING AREA

**2.02 ac**  
LOT SIZE

## VALUATION

**\$277K**

**\$241K low**

**\$313K high**

Last Sale

**\$140,000 · Mar 8, 2019**

Est. Owner Equity

**\$277,015**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,410 (2025) |
| Assessed Value        | \$132,300      |
| Previous Assessed     | \$120,200      |
| Assessor Market Value | \$264,600      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | ROSCOMMON               |
| Lot (acres)   | 2.02                    |
| Pool          | No                      |

## CLIMATE RISK

|             |                |            |             |              |
|-------------|----------------|------------|-------------|--------------|
| 31<br>FLOOD | 38<br>WILDFIRE | 48<br>HEAT | 60<br>STORM | 2<br>DROUGHT |
|-------------|----------------|------------|-------------|--------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|--------|---------------|-----------|--------------------|------|
| Mar 1, 2019  | Resale | Warranty Deed | \$140,000 | \$78               |      |
| Apr 29, 2016 | Resale | Warranty Deed | \$88,000  | \$49               |      |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Roscommon Elementary School | Elementary | PK–4   | 2.3 mi   |
| Roscommon Middle School     | Middle     | 5–7    | 2.5 mi   |
| Roscommon High School       | High       | 7–12   | 2.7 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

|                           |                            |                            |                                |                         |                        |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>118</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>8,693</b><br>POPULATION | <b>\$67K</b><br>MEDIAN IN-COME | <b>43°F</b><br>AVG TEMP | <b>50%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|