

Single Family Residence

RESIDENTIAL

5704 RIVER RIDGE DR

LANSING, MI 48917

\$464,733 TopHap Estimate · \$188 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,474 ft²

LIVING AREA

0.41 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

16

ROOMS

VALUATION

\$465K

\$439K low

\$491K high

Last Sale

\$385,000 · Apr 27, 2026

Est. Owner Equity

\$464,733

TAX & ASSESSMENT

Property Tax	\$9,021 (2025)
Assessed Value	\$249,100
Previous Assessed	\$237,700
Assessor Market Value	\$498,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	EATON
Lot (acres)	0.41
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 22, 2026	Resale	Warranty Deed	\$385,000	\$156	
Apr 22, 2026	Resale	Warranty Deed	\$385,000	\$156	
Mar 12, 2018	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Elmwood Elementary School	Elementary	1–4	0.7 mi
Waverly High School	High	9–12	2.0 mi
Waverly Middle School	Middle	7–8	2.3 mi

District: Waverly Community Schools

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 48917

112 CRIME INDEX	83 AIR POLLUTION	32,787 POPULATION	\$73K MEDIAN IN-COME	47°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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