

Condominium

RESIDENTIAL

996 RIVER ROCK DR

HOLLY, MI 48442

\$387,937 TopHap Estimate · \$146 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,649 ft²

LIVING AREA

0.27 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

9

ROOMS

3

PARKING

VALUATION

\$388K

\$369K low

\$407K high

Last Sale

\$181,240 · Apr 24, 2013

Est. Owner Equity

\$212,180

Loan-to-Value

41%

TAX & ASSESSMENT

Property Tax	\$2,857 (2025)
Assessed Value	\$196,950
Previous Assessed	\$181,340
Assessor Market Value	\$393,900

PROPERTY FACTS

Property Type	Condominium
Style	Colonial
County	OAKLAND
Lot (acres)	0.27
Construction	Brick
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

Deck · 342 ft²

Patio · 342 ft²

Porch · 57 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 28, 2013	Resale	Warranty Deed	\$181,240	\$68	\$176K
Sep 23, 2009	Quitclaim	Quit Claim Transfer			
Jun 11, 2009	Financing	Intrafamily Transfer			
Nov 10, 2005	Quitclaim	Quit Claim Transfer			
Oct 22, 2004	Resale	Warranty Deed	\$177,500	\$67	\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Patterson Elementary School	Elementary	PK–5	1.0 mi
Holly Middle School	Middle	6–8	1.7 mi
Holly High School	High	8–12	3.1 mi

District: Holly Area 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 48442

110 CRIME INDEX	98 AIR POLLUTION	22,520 POPULATION	\$84K MEDIAN IN-COME	47°F AVG TEMP	53% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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