

Condominium

RESIDENTIAL

816 NATURES RIDGE LN

BAY CITY, MI 48708

\$247,930 TopHap Estimate · \$208 / ft² · confidence 82 · as of Jul 14, 2026



2

BATHS

1,192 ft²

LIVING AREA

2003

YEAR BUILT

1

STORIES

VALUATION

\$248K

\$202K low

\$294K high

Last Sale

\$143,900 · Jul 11, 2003

Est. Owner Equity

\$88,201

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$3,213 (2026)
Assessed Value	\$106,200
Previous Assessed	\$104,000
Assessor Market Value	\$212,400

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	BAY
Roof	Shingle
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

CLIMATE RISK

1 FLOOD	15 WILDFIRE	56 HEAT	64 STORM	13 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 8, 2017	Quitclaim	Quit Claim Transfer			
May 23, 2003	Non-arms-length	Warranty Deed	\$143,900	\$121	\$108K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hampton Elementary School	Elementary	KG–5	0.8 mi
Bay City Central High School	High	9–12	1.6 mi
Handy Middle School	Middle	6–8	3.6 mi

District: Bay City 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 48708

126 CRIME INDEX	96 AIR POLLUTION	25,875 POPULATION	\$50K MEDIAN IN-COME	47°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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