

Single Family Residence **RESIDENTIAL**

6577 RUSTIC RIDGE TRL

GRAND BLANC, MI 48439

\$241,002 TopHap Estimate · \$121 / ft² · confidence 92 · as of Jul 14, 2026

4
BEDS

2.5
BATHS

2,000 ft²
LIVING AREA

0.39 ac
LOT SIZE

1968
YEAR BUILT

1
STORIES

8
ROOMS

2
PARKING

VALUATION

\$241K

\$221K low

\$261K high

Last Sale

\$150,000 · Jul 18, 2006

Est. Owner Equity

\$134,002

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax

\$2,035 (2025)

Assessed Value

\$110,300

Previous Assessed

\$102,400

Assessor Market Value

\$220,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	GENESEE
Lot (acres)	0.39
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK

20 FLOOD	6 WILDFIRE	53 HEAT	56 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
Jul 6, 2006	Resale	Grant Deed	\$150,000	\$75	
Mar 2, 2005	Non-arms-length	Trustees Deed	\$149,752	\$75	
Mar 3, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand Blanc Middle School West	Middle	6–8	0.7 mi
Anderson Elementary School	Elementary	PK–1	1.6 mi
Grand Blanc Community High School	High	8–12	3.2 mi

District: Grand Blanc 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 48439

48 CRIME INDEX	99 AIR POLLUTION	49,271 POPULATION	\$91K 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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