

Condominium

RESIDENTIAL

1058 RIVER RIDGE CIR

GRAND BLANC, MI 48439

\$163,834 TopHap Estimate · \$166 / ft² · confidence 95 · as of Jul 14, 2026



2

BATHS

984 ft²

LIVING AREA

1994

YEAR BUILT

2

PARKING

VALUATION

\$164K

\$155K low

\$172K high

Last Sale

\$110,000 · Jan 13, 2021

Est. Owner Equity

\$108,834

Loan-to-Value

33%

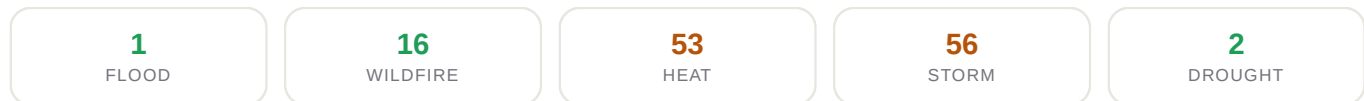
TAX & ASSESSMENT

Property Tax	\$765 (2025)
Assessed Value	\$85,200
Previous Assessed	\$79,300
Assessor Market Value	\$170,400

PROPERTY FACTS

Property Type	Condominium
Style	Ranch
County	GENESEE
Heating	Forced Air With Air Conditioning
Cooling	Yes
Pool	No

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 12, 2021	Quitclaim	Quit Claim Transfer			
Jan 8, 2021	Resale	Warranty Deed	\$110,000	\$112	\$55K
Oct 22, 2015	Quitclaim	Quit Claim Transfer			
May 2, 2012	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Fenton Middle School	Middle	6–8	2.7 mi
West Shore Elementary School	Elementary	KG–2	3.8 mi
Lake Fenton High School	High	9–12	4.3 mi

District: Lake Fenton 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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