

Single Family Residence **RESIDENTIAL**

# 46475 FOX RUN DR

MACOMB, MI 48044

**\$423,438** TopHap Estimate · \$262 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026

**3**  
BEDS

**1.5**  
BATHS

**1,619 ft<sup>2</sup>**  
LIVING AREA

**0.32 ac**  
LOT SIZE

**1990**  
YEAR BUILT

**1**  
STORIES

**2**  
PARKING

## VALUATION

**\$423K**

\$403K low

\$444K high

Last Sale

**\$312,000 · Jun 2, 2021**

Est. Owner Equity

**\$328,438**

Loan-to-Value

**25%**

## TAX & ASSESSMENT

Property Tax

**\$5,473 (2025)**

Assessed Value

**\$195,300**

Previous Assessed

**\$191,400**

Assessor Market Value

**\$390,600**

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Ranch                            |
| County        | MACOMB                           |
| Lot (acres)   | 0.32                             |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Yes                              |
| Fireplace     | Yes                              |
| Pool          | No                               |

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN  |
|--------------|--------|---------------|-----------|--------------------|-------|
| May 11, 2021 | Resale | Warranty Deed | \$312,000 | \$193              | \$95K |
| Aug 22, 2011 | Resale | Warranty Deed | \$165,000 | \$102              |       |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Fox Elementary School       | Elementary | PK–5   | 0.3 mi   |
| Iroquois Middle School      | Middle     | 6–8    | 1.1 mi   |
| Chippewa Valley High School | High       | 9–12   | 1.9 mi   |

District: Chippewa Valley 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 48044**

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>33</b><br>CRIME INDEX | <b>103</b><br>AIR POLLUTION | <b>56,987</b><br>POPULATION | <b>\$110K</b><br>MEDIAN IN-COME | <b>49°F</b><br>AVG TEMP | <b>53%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|