

Single Family Residence **RESIDENTIAL**

5506 RIVER RIDGE DR

LANSING, MI 48917

\$382,763 TopHap Estimate · \$159 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,411 ft²

LIVING AREA

0.42 ac

LOT SIZE

1971

YEAR BUILT

2

STORIES

17

ROOMS

VALUATION

\$383K

\$349K low

\$417K high

Last Sale

\$185,060 · Apr 16, 2007

Est. Owner Equity

\$214,763

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$5,926 (2025)
Assessed Value	\$164,800
Previous Assessed	\$158,000
Assessor Market Value	\$329,600

PROPERTY FACTS

Property Type	Single Family Residence
County	EATON
Lot (acres)	0.42
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 2, 2007	Resale	Special Warranty Deed	\$185,060	\$77	\$185K
Oct 27, 2006	Quitclaim	Quit Claim Transfer			
Sep 21, 2006	Non-arms-length	Sheriffs Deed	\$228,044	\$95	
Jul 13, 2006	Quitclaim	Quit Claim Transfer			
Jul 6, 2006	Non-arms-length	Sheriffs Deed	\$177,696	\$74	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Elmwood Elementary School	Elementary	1–4	0.6 mi
Waverly High School	High	9–12	1.9 mi
Waverly Middle School	Middle	7–8	2.2 mi

District: Waverly 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 48917

112 CRIME INDEX	83 AIR POLLUTION	32,787 POPULATION	\$73K MEDIAN IN-COME	47°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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