

Single Family Residence **RESIDENTIAL**

105 N RIVER DR

ROSEBURG, OR 97470

\$443,159 TopHap Estimate · \$286 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,548 ft²

LIVING AREA

0.35 ac

LOT SIZE

1976

YEAR BUILT

1

PARKING

VALUATION

\$443K

\$406K low

\$481K high

Last Sale

\$340,000 · Nov 20, 2023

Est. Owner Equity

\$443,159

TAX & ASSESSMENT

Property Tax	\$2,320 (2025)
Assessed Value	\$248,035
Previous Assessed	\$240,811
Assessor Market Value	\$453,435

PROPERTY FACTS

Property Type	Single Family Residence
County	DOUGLAS
Lot (acres)	0.35
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 144 ft²

Shed

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 8, 2023	Resale	Warranty Deed	\$340,000	\$220	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Winchester Elementary School	Elementary	KG–5	1.0 mi
Joseph Lane Middle School	Middle	6–8	3.6 mi
Roseburg High School	High	9–12	5.0 mi

District: Roseburg School District 4

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 97470

112 CRIME INDEX	118 AIR POLLUTION	20,425 POPULATION	\$54K MEDIAN IN-COME	53°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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