

Rural Residence

RESIDENTIAL

3701 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$190,971 TopHap Estimate · \$189 / ft² · confidence 85 · as of Jul 14, 2026

2

BEDS

1

BATHS

1,008 ft²

LIVING AREA

0.34 ac

LOT SIZE

1947

YEAR BUILT

VALUATION

\$191K

\$162K low

\$220K high

Last Sale

\$36,000 · Jan 18, 2011

Est. Owner Equity

\$190,971

TAX & ASSESSMENT

Property Tax	\$945 (2025)
Assessed Value	\$104,212
Previous Assessed	\$101,177
Assessor Market Value	\$210,011

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	0.34
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Fireplace	Yes
View	Yes - Type Unknown

Deck · 174 ft²

Porch · 174 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 18, 2011	Non-arms-length	Grant Deed	\$36,000	\$36	
May 27, 2010	Recorded document	Warranty Deed			
Nov 16, 2009	Non-arms-length	Trustees Deed	\$206,310	\$205	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	1.3 mi
Riddle Elementary School	Elementary	KG–6	1.5 mi

District: Riddle School District 70

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 97469

137 CRIME INDEX	115 AIR POLLUTION	2,953 POPULATION	\$53K 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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