

Single Family Residence

RESIDENTIAL

4279 RIVERVIEW DR

WEST LINN, OR 97068

\$682,586 TopHap Estimate · \$295 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,316 ft²

LIVING AREA

0.26 ac

LOT SIZE

1991

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$683K

\$628K low

\$738K high

Est. Owner Equity

\$582,586

Loan-to-Value

15%

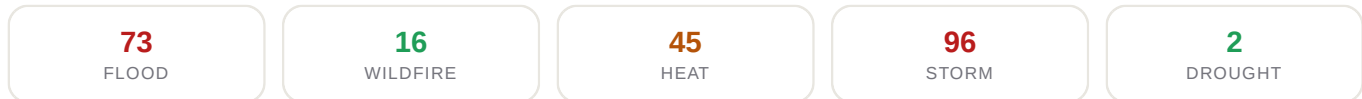
TAX & ASSESSMENT

Property Tax	\$7,738 (2025)
Assessed Value	\$401,508
Previous Assessed	\$389,814
Assessor Market Value	\$762,283

PROPERTY FACTS

Property Type	Single Family Residence
County	Clackamas
Foundation	Concrete
Roof	Wood Shingle
Heating	Forced Air
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 1, 1992	Non-arms-length	Grant Deed	\$169,600	\$73	\$136K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sunset Primary School	Elementary	EE–5	0.4 mi
West Linn High School	High	9–12	0.7 mi
Rosemont Ridge Middle School	Middle	6–8	1.5 mi

District: West Linn-Wilsonville School District

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 97068

59 CRIME INDEX	110 AIR POLLUTION	31,770 POPULATION	\$134K MEDIAN IN-COME	53°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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