

Rural Residence

RESIDENTIAL

4015 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$387,894 TopHap Estimate · \$189 / ft² · confidence 73 · as of Jul 14, 2026



2

BEDS

2

BATHS

2,054 ft²

LIVING AREA

1.08 ac

LOT SIZE

1949

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$388K

\$285K low

\$491K high

Est. Owner Equity

\$312,894

Loan-to-Value

20%

TAX & ASSESSMENT

Property Tax	\$1,837 (2025)
Assessed Value	\$211,349
Previous Assessed	\$205,194
Assessor Market Value	\$362,186

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	1.08
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Cooling	Central
Garage	Carport (Unspecified)
View	Yes - Type Unknown

Deck · 400 ft²

Porch · 108 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 2, 2009	Quitclaim	Quit Claim Transfer			\$75K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	1.0 mi
Riddle Elementary School	Elementary	KG–6	1.2 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	Owner occupied
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