

Single Family Residence **RESIDENTIAL**

2865 ROCKY RIDGE AVE SE

SALEM, OR 97306

\$420,175 TopHap Estimate · \$306 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,372 ft²

LIVING AREA

0.11 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$420K

\$402K low

\$438K high

Last Sale

\$214,300 · Mar 14, 2016

Est. Owner Equity

\$171,590

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$5,109 (2025)
Assessed Value	\$248,690
Previous Assessed	\$241,450
Assessor Market Value	\$451,810

PROPERTY FACTS

Property Type	Single Family Residence
County	Marion
Lot (acres)	0.11
Roof	Roll Composition (rolled Mineral Roof)
Heating	None
Garage	Garage, Attached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 1, 2016	Resale	Warranty Deed	\$214,300	\$156	\$204K
Feb 2, 2011	Resale	Warranty Deed	\$195,000	\$142	
Feb 24, 2005	Resale	Warranty Deed	\$189,900	\$138	\$152K
Aug 25, 2004	Resale	Warranty Deed	\$200,000	\$146	\$146K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lee Elementary School	Elementary	KG–5	0.1 mi
Judson Middle School	Middle	6–8	2.4 mi
South Salem High School	High	9–12	3.9 mi

District: Salem-Keizer School District 24j

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 97306

82 CRIME INDEX	108 AIR POLLUTION	34,391 POPULATION	\$91K MEDIAN IN-COME	52°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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