

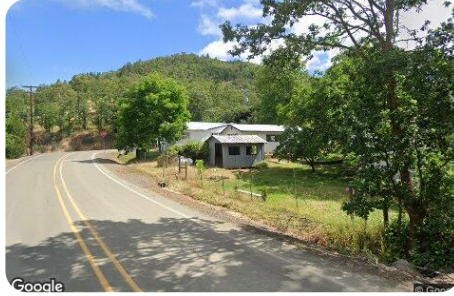
Residential (General/Single)

RESIDENTIAL

3020 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$241,974 TopHap Estimate · \$308 / ft² · confidence 78 · as of Jul 14, 2026



2

BEDS

1

BATHS

786 ft²

LIVING AREA

0.4 ac

LOT SIZE

1940

YEAR BUILT

VALUATION

\$242K

\$190K low

\$294K high

Last Sale

\$227,000 · Apr 28, 2025

Est. Owner Equity

\$241,974

TAX & ASSESSMENT

Property Tax	\$631 (2025)
Assessed Value	\$66,451
Previous Assessed	\$50,091
Assessor Market Value	\$158,730

PROPERTY FACTS

Property Type	Residential (General/Single)
County	DOUGLAS
Lot (acres)	0.40
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

Shed · 289 ft²

Porch · 90 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 28, 2025	Resale	Warranty Deed	\$227,000	\$289	
Sep 17, 2024	Financing	Intrafamily Transfer			
Mar 28, 2024	Resale	Warranty Deed	\$130,000	\$165	
Mar 8, 2018	Quitclaim	Quit Claim Transfer			
Mar 8, 2018	Quitclaim	Quit Claim Transfer			
Apr 8, 2011	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	2.0 mi
Riddle Elementary School	Elementary	KG–6	2.2 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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