

Single Family Residence **RESIDENTIAL**

1769 NW RIVERVIEW DR

ROSEBURG, OR 97471

\$556,103 TopHap Estimate · \$281 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,976 ft²

LIVING AREA

0.89 ac

LOT SIZE

1967

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$556K

\$518K low

\$595K high

Last Sale

\$398,000 · Jun 9, 2016

Est. Owner Equity

\$100,103

Loan-to-Value

79%

TAX & ASSESSMENT

Property Tax	\$5,227 (2025)
Assessed Value	\$356,405
Previous Assessed	\$346,025
Assessor Market Value	\$728,803

PROPERTY FACTS

Property Type	Single Family Residence
County	Douglas
Lot (acres)	0.89
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
View	Yes - Type Unknown

Deck · 290 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 24, 2016	Resale	Warranty Deed	\$398,000	\$201	\$378K
Mar 3, 2011	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hucrest Elementary School	Elementary	KG–5	0.6 mi
Roseburg High School	High	9–12	1.5 mi
Joseph Lane Middle School	Middle	6–8	2.0 mi

District: Roseburg School District 4

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 97471

97 CRIME INDEX	117 AIR POLLUTION	30,562 POPULATION	\$70K 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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