

Single Family Residence **RESIDENTIAL**

38254 ROW RIVER RD

DORENA, OR 97434

\$650,391 TopHap Estimate · \$295 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,208 ft²

LIVING AREA

3.11 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

VALUATION

\$650K

\$614K low

\$687K high

Last Sale

\$298,000 · Jun 30, 2016

Est. Owner Equity

\$423,391

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$4,160 (2025)
Assessed Value	\$341,360
Previous Assessed	\$331,418
Assessor Market Value	\$589,942

PROPERTY FACTS

Property Type	Single Family Residence
County	Lane
Lot (acres)	3.11
Foundation	Mat/Raft Foundation (Slab)
Roof	Metal
Heating	Floor/Wall Furnace
Pool	No

Patio · 400 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 23, 2016	Resale	Warranty Deed	\$298,000	\$135	\$238K
Nov 9, 2012	Recorded document	Warranty Deed			
Jan 27, 2012	Resale	Warranty Deed	\$115,000	\$52	
Nov 14, 2011	Quitclaim	Quit Claim Transfer			
Mar 7, 2006	Resale	Warranty Deed	\$9,450	\$4	
May 18, 1998	Quitclaim	Quit Claim Transfer			\$120K
May 16, 1997	Resale	Grant Deed	\$105,000	\$48	\$60K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dorena School	Elementary	KG–8	3.8 mi
Cottage Grove High School	High	9–12	13.4 mi

District: South Lane School District 45j

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 97434

123 CRIME INDEX	115 AIR POLLUTION	742 POPULATION	\$49K MEDIAN IN-COME	49°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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