

Single Family Residence **RESIDENTIAL**

740 ROSARIO RD

ORCAS, WA 98280

\$907,138 TopHap Estimate · \$935 / ft² · confidence 92 · as of Jul 14, 2026

2
BEDS

2
BATHS

970 ft²
LIVING AREA

0.54 ac
LOT SIZE

2022
YEAR BUILT

2
STORIES

VALUATION

\$907K

\$831K low

\$983K high

Last Sale

\$865,000 · Sep 22, 2023

Est. Owner Equity

\$302,138

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax

\$5,385 (2026)

Assessed Value

\$779,660

Previous Assessed

\$765,120

Assessor Market Value

\$779,660

PROPERTY FACTS

Property Type	Single Family Residence
County	San Juan
Lot (acres)	0.54
Roof	Metal
Heating	Heat Pump

Deck · 212 ft²

Outdoor kitchen

CLIMATE RISK

1

FLOOD

15

WILDFIRE

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 14, 2023	Resale	Warranty Deed	\$865,000	\$892	\$605K
Aug 27, 2020	Recorded document	Warranty Deed			
Nov 15, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Orcas Island Elementary School	Elementary	KG–5	3.6 mi
Orcas Island Middle School	Middle	6–8	3.6 mi
Orcas Island High School	High	9–12	3.6 mi

District: Orcas Island School District

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 98280

100 CRIME INDEX	102 AIR POLLUTION	50 POPULATION	\$77K MEDIAN IN-COME	50°F AVG TEMP	33% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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