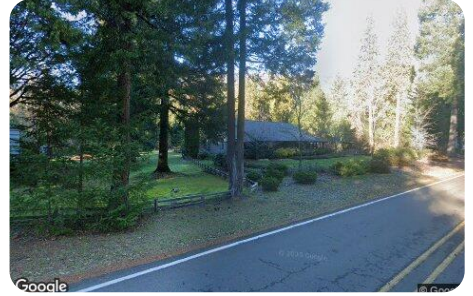


Single Family Residence **RESIDENTIAL**

55349 MCKENZIE RIVER DR

BLUE RIVER, OR 97413

\$164,659 TopHap Estimate · \$158 / ft² · confidence 87 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,040 ft²
LIVING AREA

1.62 ac
LOT SIZE

1940
YEAR BUILT

1
STORIES

VALUATION

\$165K

\$144K low

\$186K high

Last Sale

\$160,000 · Feb 21, 2025

Est. Owner Equity

\$164,659

TAX & ASSESSMENT

Property Tax	\$1,589 (2025)
Assessed Value	\$157,076
Previous Assessed	\$152,501
Assessor Market Value	\$306,271

PROPERTY FACTS

Property Type	Single Family Residence
County	LANE
Lot (acres)	1.62
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 20, 2025	Resale	Bargain And Sale Deed	\$160,000	\$154	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
McKenzie Elementary School	Elementary	PK–5	7.4 mi
McKenzie Middle / High School	Middle	6–12	8.1 mi

District: McKenzie School District 68

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 97413

155 CRIME INDEX	111 AIR POLLUTION	1,903 POPULATION	\$77K MEDIAN IN-COME	46°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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