

Rural Residence

RESIDENTIAL

3019 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$149,077 TopHap Estimate · \$138 / ft² · confidence 86 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,081 ft²

LIVING AREA

0.82 ac

LOT SIZE

1955

YEAR BUILT

VALUATION

\$149K

\$129K low

\$169K high

Last Sale

\$50,050 · Feb 10, 2017

Est. Owner Equity

\$99,077

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$625 (2025)
Assessed Value	\$65,663
Previous Assessed	\$63,751
Assessor Market Value	\$159,494

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	0.82
Foundation	Wood (Unspecified)
Roof	Metal
Heating	Baseboard
Fireplace	Yes
View	Yes - Type Unknown

Deck · 128 ft²

Shed · 160 ft²

Porch · 416 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 2, 2017	Resale	Grant Deed	\$50,050	\$46	
Dec 14, 2015	Non-arms-length	Trustees Deed	\$38,431	\$36	
Aug 19, 2011	Financing	Intrafamily Transfer			\$55K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	2.0 mi
Riddle Elementary School	Elementary	KG–6	2.1 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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