

Single Family Residence

**RESIDENTIAL**

# 38000 NETTIE CONNETT DR

SANDY, OR 97055

**\$416,700**

TopHap Estimate · \$364 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**1**

BATHS

**1,144 ft<sup>2</sup>**

LIVING AREA

**0.2 ac**

LOT SIZE

**1977**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$417K**

\$401K low

\$433K high

Last Sale

**\$331,500 · Sep 2, 2020**

Est. Owner Equity

**\$95,045**

Loan-to-Value

**77%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,120 (2025) |
| Assessed Value        | \$181,864      |
| Previous Assessed     | \$176,567      |
| Assessor Market Value | \$426,815      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Clackamas               |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------|-----------|--------|--------|
| Aug 31, 2020 | Resale | Warranty Deed | \$331,500 | \$290  | \$322K |
| Jun 9, 2018  | Resale | Warranty Deed | \$300,000 | \$262  | \$295K |
| Dec 4, 2017  | Resale | Warranty Deed | \$210,000 | \$184  |        |

## ASSIGNED SCHOOLS

| SCHOOL               | LEVEL      | GRADES | DISTANCE |
|----------------------|------------|--------|----------|
| Sandy Grade School   | Elementary | KG–5   | 0.5 mi   |
| Sandy High School    | High       | 9–12   | 0.9 mi   |
| Boring Middle School | Middle     | 6–8    | 5.8 mi   |

District: Oregon Trail School District 46

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 97055

|                           |                             |                             |                                 |                         |                        |
|---------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>103</b><br>CRIME INDEX | <b>106</b><br>AIR POLLUTION | <b>19,279</b><br>POPULATION | <b>\$103K</b><br>MEDIAN IN-COME | <b>47°F</b><br>AVG TEMP | <b>48%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|