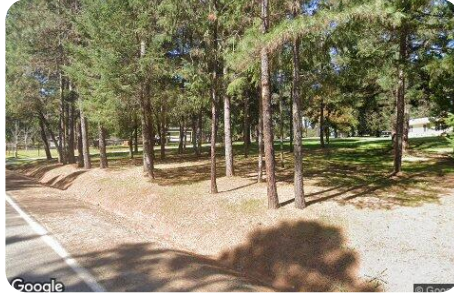


Single Family Residence **RESIDENTIAL**

2256 RUSSELL RD

MERLIN, OR 97532

\$361,185 TopHap Estimate · \$236 / ft² · confidence 86 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,533 ft²

LIVING AREA

2.74 ac

LOT SIZE

1979

YEAR BUILT

1

STORIES

VALUATION

\$361K

\$311K low

\$412K high

Est. Owner Equity

\$287,185

Loan-to-Value

19%

TAX & ASSESSMENT

Property Tax	\$1,668 (2025)
Assessed Value	\$219,210
Previous Assessed	\$212,830
Assessor Market Value	\$335,210

PROPERTY FACTS

Property Type	Single Family Residence
County	Josephine
Lot (acres)	2.74
Foundation	Block (Unspecified)
Roof	Composition Shingle
Heating	Yes
Fireplace	Yes
Pool	No

Shed · 192 ft²

CLIMATE RISK

1
FLOOD

73
WILDFIRE

47
HEAT

65
STORM

9
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 22, 2020	Quitclaim	Quit Claim Transfer			
Feb 21, 2008	Quitclaim	Quit Claim Transfer			
Feb 1, 2007	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
North Valley High School	High	9–12	2.7 mi
Fleming Middle School	Middle	6–8	3.2 mi
Manzanita Elementary School	Elementary	KG–5	3.3 mi

District: Three Rivers 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 97532

77 CRIME INDEX	113 AIR POLLUTION	2,774 POPULATION	\$64K MEDIAN IN-COME	53°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.