

Single Family Residence **RESIDENTIAL**

38065 ROW RIVER RD

DORENA, OR 97434

\$320,143 TopHap Estimate · \$272 / ft² · confidence 94 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,176 ft²
LIVING AREA

1.55 ac
LOT SIZE

1950
YEAR BUILT

1
STORIES

VALUATION

\$320K

\$300K low

\$340K high

Est. Owner Equity

\$110,143

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$1,661 (2025)
Assessed Value	\$132,381
Previous Assessed	\$128,526
Assessor Market Value	\$323,172

PROPERTY FACTS

Property Type	Single Family Residence
County	Lane
Lot (acres)	1.55
Construction	Frame (Unspecified)
Foundation	Block (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 10, 2025	Financing	Bargain And Sale Deed			\$210K
Jan 25, 2017	Resale	Warranty Deed	\$51,500	\$44	
Sep 20, 2016	Non-arms-length	Trustees Deed	\$90,000	\$77	
Mar 17, 2016	Resale	Trustees Deed	\$90,000	\$77	
Apr 22, 2004	Resale	Grant Deed	\$95,000	\$81	\$97K
Oct 6, 2003	Resale	Grant Deed	\$62,000	\$53	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dorena School	Elementary	KG–8	3.5 mi
Cottage Grove High School	High	9–12	13.1 mi

District: South Lane School District 45j

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 97434

123 CRIME INDEX	115 AIR POLLUTION	742 POPULATION	\$49K MEDIAN IN-COME	49°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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