

Rural Residence

RESIDENTIAL

3579 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$284,374 TopHap Estimate · \$176 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,620 ft²

LIVING AREA

2.08 ac

LOT SIZE

1997

YEAR BUILT

VALUATION

\$284K

\$267K low

\$302K high

Est. Owner Equity

\$284,374

TAX & ASSESSMENT

Property Tax	\$833 (2025)
Assessed Value	\$90,706
Previous Assessed	\$88,065
Assessor Market Value	\$115,957

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	2.08
Heating	Heat Pump

Deck · 48 ft²

Shed · 130 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 19, 2007	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	1.4 mi
Riddle Elementary School	Elementary	KG–6	1.6 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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