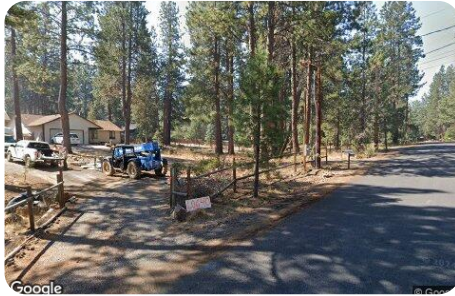
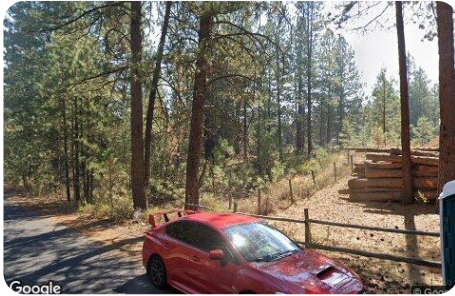


Single Family Residence **RESIDENTIAL**

60640 RIVER BEND DR

BEND, OR 97702

\$891,870 TopHap Estimate · \$443 / ft² · confidence 90 · as of Jul 14, 2026



2,012 ft²
LIVING AREA

0.49 ac
LOT SIZE

2024
YEAR BUILT

1
STORIES

VALUATION

\$892K

\$800K low

\$983K high

Last Sale

\$900,000 · Jun 12, 2025

Est. Owner Equity

\$556,870

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$2,366 (2025)
Assessed Value	\$153,540
Previous Assessed	\$39,470
Assessor Market Value	\$594,870

PROPERTY FACTS

Property Type	Single Family Residence
County	DESCHUTES
Lot (acres)	0.49
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 11, 2025	Resale	Warranty Deed	\$900,000	\$447	\$335K
Sep 11, 2023	Resale	Warranty Deed	\$268,750	\$134	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Elk Meadow Elementary School	Elementary	KG–5	1.5 mi
Cascade Middle School	Middle	6–8	2.9 mi
Caldera High School	High	9–11	16.6 mi

District: Bend-la Pine Administrative School District 1

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 97702

82 CRIME INDEX	120 AIR POLLUTION	55,025 POPULATION	\$87K MEDIAN IN-COME	45°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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