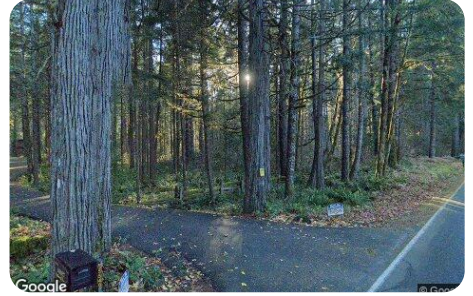


Single Family Residence **RESIDENTIAL**

55540 MCKENZIE RIVER DR

BLUE RIVER, OR 97413

\$976,811 TopHap Estimate · \$390 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,502 ft²

LIVING AREA

2.28 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

4

PARKING

VALUATION

\$977K

\$877K low

\$1.1M high

Last Sale

\$465,000 · Jul 31, 2017

Est. Owner Equity

\$976,811

TAX & ASSESSMENT

Property Tax	\$6,663 (2025)
Assessed Value	\$684,357
Previous Assessed	\$664,425
Assessor Market Value	\$1,122,860

PROPERTY FACTS

Property Type	Single Family Residence
County	Lane
Lot (acres)	2.28
Roof	Metal
Heating	Forced Air
Garage	Garage, Basement
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 26, 2017	Resale	Warranty Deed	\$465,000	\$186	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
McKenzie Elementary School	Elementary	PK–5	7.4 mi
McKenzie Middle / High School	Middle	6–12	8.4 mi

District: McKenzie School District 68

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 97413

155 CRIME INDEX	111 AIR POLLUTION	1,903 POPULATION	\$77K MEDIAN IN-COME	46°F AVG TEMP	48% SUNSHINE
---------------------------	-----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------