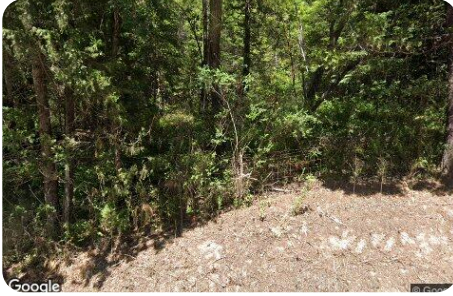


Residential (General/Single) **RESIDENTIAL**

3745 RESTON RD

ROSEBURG, OR 97471

\$626,443 TopHap Estimate · \$261 / ft² · confidence 87 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,396 ft²
LIVING AREA

28 ac
LOT SIZE

2000
YEAR BUILT

2
PARKING

VALUATION

\$626K

\$548K low

\$705K high

Last Sale

\$575,000 · Oct 16, 2024

Est. Owner Equity

\$47,353

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$2,369 (2025)
Assessed Value	\$288,653
Previous Assessed	\$280,445
Assessor Market Value	\$696,722

PROPERTY FACTS

Property Type	Residential (General/Single)
County	DOUGLAS
Lot (acres)	28.00
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 756 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 15, 2024	Resale	Warranty Deed	\$575,000	\$240	\$575K
Oct 29, 2010	Non-arms-length	Grant Deed	\$155,000	\$65	\$130K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lookingglass Elementary School	Elementary	PK–5	7.3 mi
Douglas High School	High	9–12	8.9 mi
Winston Middle School	Middle	6–8	10.4 mi

District: Winston-Dillard School District 116

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 97471

97 CRIME INDEX	117 AIR POLLUTION	30,562 POPULATION	\$70K MEDIAN IN-COME	52°F AVG TEMP	48% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------