

Single Family Residence **RESIDENTIAL**

# 100 RUSTIC PL

EUGENE, OR 97401

**\$463,845** TopHap Estimate · \$294 / ft² · confidence 94 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**1,579 ft²**

LIVING AREA

**0.29 ac**

LOT SIZE

**1956**

YEAR BUILT

**1**

STORIES

**4**

PARKING

## VALUATION

**\$464K**

**\$435K low**

**\$493K high**

Last Sale

**\$402,000 · Jul 9, 2019**

Est. Owner Equity

**\$149,445**

Loan-to-Value

**70%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,170 (2025) |
| Assessed Value        | \$265,357      |
| Previous Assessed     | \$257,629      |
| Assessor Market Value | \$524,562      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Lane                    |
| Lot (acres)   | 0.29                    |
| Construction  | Frame (Unspecified)     |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | Radiant                 |
| Fireplace     | Yes                     |
| Garage        | Mixed                   |
| Pool          | No                      |

Patio · 234 ft²

## TRANSACTION HISTORY

| DATE        | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|-------------|--------|---------------|-----------|--------|--------|
| Jul 8, 2019 | Resale | Warranty Deed | \$402,000 | \$255  | \$314K |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Monroe Middle School          | Middle     | 6–8    | 0.8 mi   |
| Bertha Holt Elementary School | Elementary | KG–5   | 0.9 mi   |
| Sheldon High School           | High       | 9–12   | 1.3 mi   |

District: Eugene School District 4j

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 97401

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>124</b><br>CRIME INDEX | <b>110</b><br>AIR POLLUTION | <b>46,318</b><br>POPULATION | <b>\$61K</b><br>MEDIAN IN-COME | <b>53°F</b><br>AVG TEMP | <b>48%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|