

Rural Residence

RESIDENTIAL

320 REDTAIL RIDGE LN

ROSEBURG, OR 97471

\$901,329 TopHap Estimate · \$333 / ft² · confidence 93 · as of Jul 14, 2026

4

BEDS

3

BATHS

2,707 ft²

LIVING AREA

5 ac

LOT SIZE

1992

YEAR BUILT

4

PARKING

VALUATION

\$901K

\$839K low

\$964K high

Last Sale

\$550,000 · Jun 3, 2020

Est. Owner Equity

\$351,329

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax

\$6,958 (2025)

Assessed Value

\$735,487

Previous Assessed

\$714,066

Assessor Market Value

\$1,188,100

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	5.00
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Heat Pump
Fireplace	Yes
Garage	Garage, Attached
View	Yes - Type Unknown

Deck · 855 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 2, 2024	Financing	Intrafamily Transfer			
Oct 8, 2021	Financing	Intrafamily Transfer			\$497K
May 29, 2020	Resale	Warranty Deed	\$550,000	\$203	\$550K
Jun 3, 2016	Resale	Special Warranty Deed	\$421,000	\$156	\$337K
Oct 12, 2015	Non-arms-length	Trustees Deed	\$473,802	\$175	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hucrest Elementary School	Elementary	KG–5	2.6 mi
Joseph Lane Middle School	Middle	6–8	2.6 mi
Roseburg High School	High	9–12	3.8 mi

District: Roseburg School District 4

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

OWNERSHIP

Occupancy	Owner occupied
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