

Duplex (2 Units, Any Combination)

RESIDENTIAL

926 SW ROGUE RIVER AVE

GRANTS PASS, OR 97526



4

BEDS

2

BATHS

1,904 ft²

LIVING AREA

0.27 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

Last Sale

\$425,000 · May 30, 2025

TAX & ASSESSMENT

Property Tax	\$2,919 (2025)
Assessed Value	\$218,230
Previous Assessed	\$211,880
Assessor Market Value	\$409,840

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Duplex Single
County	JOSEPHINE
Lot (acres)	0.27
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Cooling	Evaporative
Garage	Garage, Attached
Pool	No

CLIMATE RISK

10 FLOOD	24 WILDFIRE	48 HEAT	63 STORM	28 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 29, 2025	Resale	Warranty Deed	\$425,000	\$223	
Sep 28, 2015	Resale	Warranty Deed	\$168,000	\$88	\$130K
Feb 14, 2007	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Parkside Elementary School	Elementary	KG–5	0.5 mi
Grants Pass High School	High	9–12	1.3 mi
North Middle School	Middle	6–8	1.7 mi

District: Grants Pass School District 7

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 97526

100 CRIME INDEX	113 AIR POLLUTION	36,767 POPULATION	\$60K MEDIAN IN-COME	53°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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