

Single Family Residence **RESIDENTIAL**

8920 SW ROSEWOOD WAY

PORTLAND, OR 97225

\$857,240 TopHap Estimate · \$441 / ft² · confidence 95 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,944 ft²
LIVING AREA

0.34 ac
LOT SIZE

1960
YEAR BUILT

2
PARKING

VALUATION

\$857K

\$814K low

\$901K high

Last Sale

\$950,000 · Aug 4, 2025

Est. Owner Equity

\$0

Loan-to-Value

187%

TAX & ASSESSMENT

Property Tax	\$8,830 (2025)
Assessed Value	\$479,390
Previous Assessed	\$465,430
Assessor Market Value	\$774,460

PROPERTY FACTS

Property Type	Single Family Residence
County	WASHINGTON
Lot (acres)	0.34
Construction	Wood (Unspecified)
Roof	Builtup (layered Asphalt)
Heating	Heat Pump
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 117 ft²

Patio · 128 ft²

CLIMATE RISK

1
FLOOD

17
WILDFIRE

38
HEAT

95
STORM

38
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 31, 2025	Resale	Warranty Deed	\$950,000	\$489	\$1.6M
Dec 30, 2024	Financing	Intrafamily Transfer			
Jul 19, 2024	Resale	Warranty Deed	\$805,000	\$414	
Feb 12, 2014	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Raleigh Hills K-8 School	Elementary	KG–8	0.6 mi
Beaverton High School	High	9–12	2.1 mi

District: Beaverton School District 48j

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 97225

101 CRIME INDEX	104 AIR POLLUTION	26,962 POPULATION	\$114K 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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