

Single Family Residence

RESIDENTIAL

25 N RIVER DR

ROSEBURG, OR 97470

\$424,935 TopHap Estimate · \$273 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,554 ft²

LIVING AREA

0.25 ac

LOT SIZE

1972

YEAR BUILT

1

PARKING

VALUATION

\$425K

\$383K low

\$467K high

Last Sale

\$354,605 · Jul 1, 2024

Est. Owner Equity

\$424,935

TAX & ASSESSMENT

Property Tax	\$2,421 (2025)
Assessed Value	\$258,774
Previous Assessed	\$251,237
Assessor Market Value	\$456,581

PROPERTY FACTS

Property Type	Single Family Residence
County	DOUGLAS
Lot (acres)	0.25
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Deck · 432 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 28, 2024	Resale	Warranty Deed	\$354,605	\$228	
Dec 20, 2022	Resale	Warranty Deed	\$325,000	\$209	\$325K
Jul 23, 2015	Quitclaim	Quit Claim Transfer			
Jul 23, 2015	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Winchester Elementary School	Elementary	KG–5	1.1 mi
Joseph Lane Middle School	Middle	6–8	3.6 mi
Roseburg High School	High	9–12	5.1 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 97470

112 CRIME INDEX	118 AIR POLLUTION	20,425 POPULATION	\$54K MEDIAN IN-COME	53°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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