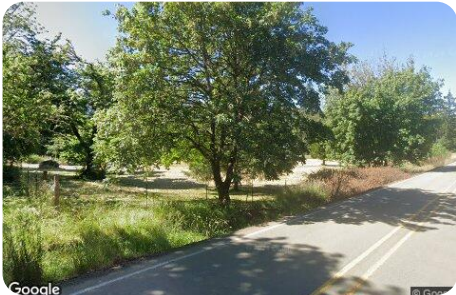


Rural Residence **RESIDENTIAL**

2543 WILD RIVER DR
ROSEBURG, OR 97470



3
BEDS

2
BATHS

2,093 ft²
LIVING AREA

2.1 ac
LOT SIZE

2006
YEAR BUILT

3
PARKING

TAX & ASSESSMENT

Property Tax	\$2,720 (2025)
Assessed Value	\$302,989
Previous Assessed	\$294,165
Assessor Market Value	\$426,196

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	2.10

Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Heat Pump
Fireplace	Yes
Garage	Mixed

Deck · 169 ft²

Patio · 196 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 20, 2021	Financing	Intrafamily Transfer			\$157K
Oct 27, 2006	Financing	Trustees Deed			\$235K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glide High School	High	9–12	1.5 mi
Glide Middle School	Middle	7–8	1.6 mi
Glide Elementary School	Elementary	KG–6	2.0 mi

District: Glide School District 12

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