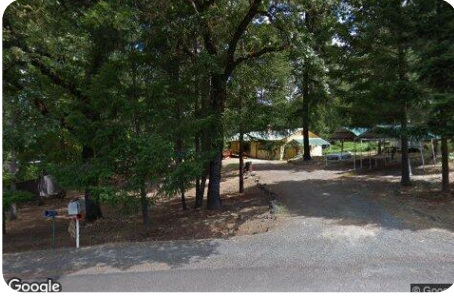


Single Family Residence **RESIDENTIAL**

265 MANZANITA DR

ROGUE RIVER, OR 97537

\$390,680 TopHap Estimate · \$266 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,470 ft²

LIVING AREA

1.21 ac

LOT SIZE

1966

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$391K

\$358K low

\$424K high

Est. Owner Equity

\$265,480

Loan-to-Value

31%

TAX & ASSESSMENT

Property Tax	\$2,555 (2025)
Assessed Value	\$224,450
Previous Assessed	\$217,920
Assessor Market Value	\$343,090

PROPERTY FACTS

Property Type	Single Family Residence
County	Jackson
Lot (acres)	1.21
Roof	Composition Shingle
Heating	Baseboard
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 320 ft²

Patio · 1,570 ft²

Porch · 100 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 22, 2009	Recorded document	Grant Deed			
Nov 24, 2006	Recorded document	Grant Deed			
Aug 4, 2005	Recorded document	Grant Deed			
Jan 11, 1991	Non-arms-length	Grant Deed	\$87,500	\$60	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rogue River Jr. / Sr.High School	Middle	7–12	0.4 mi
Rogue River Elementary School	Elementary	KG–6	1.8 mi

District: Rogue River School District 35

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 97537

101 CRIME INDEX	115 AIR POLLUTION	5,962 POPULATION	\$63K MEDIAN IN-COME	52°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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