

Rural Residence

RESIDENTIAL

234 SAN SOUCI DR

ROSEBURG, OR 97471

\$499,676 TopHap Estimate · \$301 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,659 ft²

LIVING AREA

1 ac

LOT SIZE

1970

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$500K

\$471K low

\$528K high

Last Sale

\$225,000 · Aug 3, 2012

Est. Owner Equity

\$434,676

Loan-to-Value

12%

TAX & ASSESSMENT

Property Tax	\$2,698 (2025)
Assessed Value	\$288,456
Previous Assessed	\$280,055
Assessor Market Value	\$495,832

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	1.00
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Heat Pump
Fireplace	Yes
Garage	Garage, Attached
View	Yes - Type Unknown

Shed · 120 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 2, 2012	Resale	Warranty Deed	\$225,000	\$136	\$65K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fullerton IV Elementary School	Elementary	KG–5	2.0 mi
Fremont Middle School	Middle	6–8	2.6 mi
Roseburg High School	High	9–12	3.4 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 97471

97 CRIME INDEX	117 AIR POLLUTION	30,562 POPULATION	\$70K MEDIAN IN-COME	52°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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