

Single Family Residence

RESIDENTIAL

86690 R R BAKER RD

SPRINGFIELD, OR 97478

\$457,403 TopHap Estimate · \$467 / ft² · confidence 94 · as of Jul 14, 2026

1

BEDS

1

BATHS

979 ft²

LIVING AREA

5 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

6

PARKING

VALUATION

\$457K

\$428K low

\$487K high

Est. Owner Equity

\$457,403

TAX & ASSESSMENT

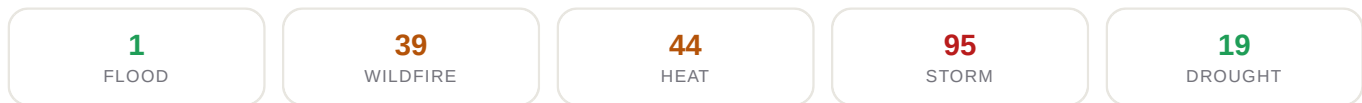
Property Tax	\$3,600 (2025)
Assessed Value	\$299,677
Previous Assessed	\$291,042
Assessor Market Value	\$590,016

PROPERTY FACTS

Property Type	Single Family Residence
County	Lane
Lot (acres)	5.00
Roof	Metal
Heating	Floor/Wall Furnace
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Patio · 1,152 ft²

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 10, 2010	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pleasant Hill Elementary School	Elementary	KG–5	4.5 mi
Pleasant Hill Middle/High School	Middle	6–12	4.6 mi

District: Pleasant Hill School District 1

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 97478

68 CRIME INDEX	112 AIR POLLUTION	39,071 POPULATION	\$77K 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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