

Rural Residence

RESIDENTIAL

3349 RESTON RD

ROSEBURG, OR 97471

\$350,055 TopHap Estimate · \$302 / ft² · confidence 68 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,158 ft²

LIVING AREA

12.14 ac

LOT SIZE

1937

YEAR BUILT

VALUATION

\$350K

\$239K low

\$461K high

Est. Owner Equity

\$350,055

TAX & ASSESSMENT

Property Tax	\$48 (2025)
Assessed Value	\$6,190
Previous Assessed	\$6,017
Assessor Market Value	\$41,479

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	12.14
Foundation	Concrete
Roof	Composition Shingle
Heating	Forced Air
Fireplace	Yes
View	Yes - Type Unknown

Deck · 480 ft²

Porch · 128 ft²

CLIMATE RISK

37
FLOOD

63
WILDFIRE

38
HEAT

94
STORM

22
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 1, 2005	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lookingglass Elementary School	Elementary	PK–5	7.1 mi
Douglas High School	High	9–12	8.6 mi
Winston Middle School	Middle	6–8	10.0 mi

District: Winston-Dillard School District 116

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.