

Mobile Home

RESIDENTIAL

140 RIVERSIDE CUTOFF RD

RIVERSIDE, WA 98849



3

BEDS

2

BATHS

1,344 ft²

LIVING AREA

4.15 ac

LOT SIZE

1980

YEAR BUILT

1

STORIES

8

ROOMS

1

PARKING

VALUATION

Last Sale

\$279,525 · Aug 22, 2022

TAX & ASSESSMENT

Property Tax	\$1,716 (2026)
Assessed Value	\$228,200
Previous Assessed	\$211,300
Assessor Market Value	\$228,200

PROPERTY FACTS

Property Type	Mobile Home
Style	Mobile Home
County	OKANOGAN
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Garage	Garage, Detached
Pool	No

Deck

Patio · 512 ft²

Porch · 512 ft²

CLIMATE RISK

1 FLOOD	93 WILDFIRE	23 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 16, 2022	Financing	Intrafamily Transfer			
Aug 24, 2016	Quitclaim	Quit Claim Transfer	\$145,000	\$108	
May 27, 2015	Financing	Intrafamily Transfer			
Apr 16, 2015	Financing	Intrafamily Transfer			
Nov 30, 2009	Resale	Warranty Deed	\$145,000	\$108	\$45K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
N Omak Elementary School	Elementary	PK–2	4.3 mi
Washington Virtual Academy Omak Middle School	Middle	6–8	4.4 mi
Washington Virtual Academy Omak High School	High	9–12	4.4 mi

District: Omak School District

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 98849

94 CRIME INDEX	103 AIR POLLUTION	2,442 POPULATION	\$51K MEDIAN IN-COME	44°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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