

Single Family Residence **RESIDENTIAL**

560 NW DAWSON RIDGE DR

CAMAS, WA 98607

\$2,499,174 TopHap Estimate · \$604 / ft² · confidence 86 · as of Jul 14, 2026



6

BEDS

6.8

BATHS

4,135 ft²

LIVING AREA

1.14 ac

LOT SIZE

2019

YEAR BUILT

1

STORIES

9

PARKING

VALUATION

\$2.5M

\$2.1M low

\$2.9M high

Last Sale

\$729,000 · Jul 2, 2018

Est. Owner Equity

\$1,127,174

Loan-to-Value

59%

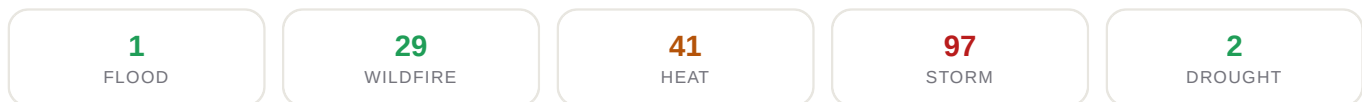
TAX & ASSESSMENT

Property Tax	\$24,771 (2025)
Assessed Value	\$2,703,847
Previous Assessed	\$2,716,278
Assessor Market Value	\$2,703,847

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	CLARK
Roof	Concrete
Heating	Heat Pump
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 11, 2020	Quitclaim	Quit Claim Transfer			
Feb 26, 2019	Financing	Trustees Deed			\$1.6M
Jun 20, 2018	Resale	Grant Deed	\$729,000	\$176	
Dec 14, 2016	Non-arms-length	Grant Deed	\$6,498,000	\$1571	
Dec 14, 2016	Resale	Grant Deed	\$6,498,000	\$1571	\$9.4M
Sep 4, 2014	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Prune Hill Elementary	Elementary	KG–5	0.6 mi
Skyridge Middle School	Middle	6–8	2.3 mi
Camas High School	High	9–12	3.5 mi

District: Camas 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 98607

57 CRIME INDEX	106 AIR POLLUTION	38,072 POPULATION	\$127K MEDIAN IN-COME	51°F AVG TEMP	35% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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