

Mobile Home

RESIDENTIAL

489 RIVERSIDE CUTOFF RD

RIVERSIDE, WA 98849



3

BEDS

2

BATHS

1,680 ft²

LIVING AREA

0.74 ac

LOT SIZE

2017

YEAR BUILT

1

STORIES

6

ROOMS

TAX & ASSESSMENT

Property Tax	\$1,499 (2026)
Assessed Value	\$184,400
Previous Assessed	\$169,100
Assessor Market Value	\$184,400

PROPERTY FACTS

Property Type	Mobile Home
Style	Mobile Home
County	OKANOGAN

Lot (acres)	0.74
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Cooling	Central
Pool	No

Deck

CLIMATE RISK

99
FLOOD

91
WILDFIRE

23
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 19, 2016	Financing	Intrafamily Transfer			\$90K
Sep 28, 2007	Resale	Warranty Deed	\$125,000	\$74	
Aug 31, 2007	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
N Omak Elementary School	Elementary	PK–2	5.7 mi
Washington Virtual Academy Omak Middle School	Middle	6–8	6.3 mi
Washington Virtual Academy Omak High School	High	9–12	6.3 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	Owner occupied
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