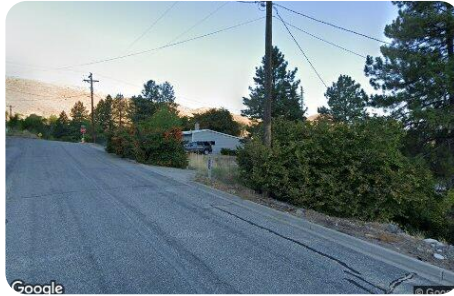


Single Family Residence **RESIDENTIAL**

206 1ST ST

RIVERSIDE, WA 98849

\$175,571 TopHap Estimate · \$153 / ft² · confidence 72 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,148 ft²

LIVING AREA

0.32 ac

LOT SIZE

1967

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$176K

\$127K low

\$224K high

Last Sale

\$30,000 · Sep 19, 2016

Est. Owner Equity

\$175,571

TAX & ASSESSMENT

Property Tax	\$864 (2026)
Assessed Value	\$105,600
Previous Assessed	\$102,600
Assessor Market Value	\$105,600

PROPERTY FACTS

Property Type	Single Family Residence
County	OKANOGAN
Lot (acres)	0.32
Construction	Frame (Unspecified)
Foundation	No Foundation
Roof	Metal
Heating	Heat Pump
Cooling	Yes
Pool	No

Deck

Patio · 352 ft²

Porch · 176 ft²

CLIMATE RISK

96

FLOOD

90

WILDFIRE

23

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 14, 2016	Resale	Warranty Deed	\$30,000	\$26	
Jan 16, 2008	Financing	Intrafamily Transfer			
Jun 29, 2005	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
N Omak Elementary School	Elementary	PK–2	5.8 mi
Washington Virtual Academy Omak Middle School	Middle	6–8	6.5 mi
Washington Virtual Academy Omak High School	High	9–12	6.5 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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