

Rural Residence

RESIDENTIAL

650 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$245,243 TopHap Estimate · confidence 74 · as of Jul 14, 2026



0.92 ac
LOT SIZE

VALUATION

\$245K

\$180K low

\$310K high

Last Sale

\$15,000 · May 28, 2002

Est. Owner Equity

\$245,243

TAX & ASSESSMENT

Property Tax	\$35 (2025)
Assessed Value	\$5,105
Previous Assessed	\$4,957
Assessor Market Value	\$8,567

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	0.92
Heating	None

CLIMATE RISK



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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canyonville School	Elementary	KG–8	1.0 mi
South Umpqua High School	High	9–12	4.8 mi

District: South Umpqua School District 19

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 97469

137 CRIME INDEX	115 AIR POLLUTION	2,953 POPULATION	\$53K MEDIAN IN- COME	53°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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