

Single Family Residence **RESIDENTIAL**

20438 SW ROSEMOUNT ST

BEAVERTON, OR 97078

\$469,929 TopHap Estimate · \$290 / ft² · confidence 96 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,623 ft²
LIVING AREA

3,485 ft²
LOT SIZE

2004
YEAR BUILT

1
PARKING

VALUATION

\$470K

\$449K low

\$491K high

Last Sale

\$375,000 · Mar 30, 2018

Est. Owner Equity

\$48,029

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$5,611 (2025)
Assessed Value	\$304,060
Previous Assessed	\$295,210
Assessor Market Value	\$438,800

PROPERTY FACTS

Property Type	Single Family Residence
County	WASHINGTON
Lot (acres)	0.08
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 90 ft²

Porch · 65 ft²

Sprinklers

CLIMATE RISK

1
FLOOD

20
WILDFIRE

39
HEAT

93
STORM

38
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 10, 2020	Financing	Bargain And Sale Deed			\$366K
Mar 30, 2018	Resale	Warranty Deed	\$375,000	\$231	\$368K
Oct 15, 2004	Resale	Warranty Deed	\$204,346	\$126	\$112K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Aloha High School	High	9–12	1.2 mi
Kinnaman Elementary School	Elementary	PK–5	1.3 mi

Mountain View Middle School	Middle	6–8	1.6 mi
-----------------------------	--------	-----	--------

District: Beaverton School District 48j

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 97078

84 CRIME INDEX	106 AIR POLLUTION	27,026 POPULATION	\$83K MEDIAN IN-COME	53°F AVG TEMP	48% SUNSHINE
--------------------------------------	---	---	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------