

Single Family Residence **RESIDENTIAL**

# 1772 NE ROCKY DR

ROSEBURG, OR 97470

**\$459,705** TopHap Estimate · \$229 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**2,010 ft<sup>2</sup>**

LIVING AREA

**0.45 ac**

LOT SIZE

**2005**

YEAR BUILT

**2**

PARKING

## VALUATION

**\$460K**

**\$436K low**

**\$484K high**

Last Sale

**\$380,001 · May 7, 2026**

Est. Owner Equity

**\$459,705**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,426 (2025) |
| Assessed Value        | \$301,750      |
| Previous Assessed     | \$292,962      |
| Assessor Market Value | \$471,450      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| County        | DOUGLAS                          |
| Lot (acres)   | 0.45                             |
| Roof          | Composition Shingle              |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Central                          |
| Fireplace     | Yes                              |
| Garage        | Garage, Attached                 |
| Pool          | No                               |

Deck · 224 ft²

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                 | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|----------------------|-----------|--------|--------|
| Mar 2, 2026  | Non-arms-length | Re-Recorded Document | \$380,001 | \$189  |        |
| Feb 19, 2021 | Resale          | Warranty Deed        | \$380,001 | \$189  | \$255K |
| Jan 9, 2020  | Resale          | Warranty Deed        | \$305,000 | \$152  | \$244K |
| Apr 1, 2015  | Resale          | Warranty Deed        | \$250,000 | \$124  | \$255K |
| Mar 7, 2011  | Resale          | Grant Deed           | \$215,000 | \$107  | \$210K |
| Aug 30, 2010 | Non-arms-length | Trustees Deed        | \$288,000 | \$143  |        |
| Dec 29, 2006 | Resale          | Grant Deed           | \$350,000 | \$174  |        |
| Aug 19, 2005 | Resale          | Warranty Deed        | \$75,000  | \$37   | \$277K |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Joseph Lane Middle School  | Middle     | 6–8    | 1.0 mi   |
| Roseburg High School       | High       | 9–12   | 1.3 mi   |
| Eastwood Elementary School | Elementary | KG–5   | 1.4 mi   |

District: Roseburg School District 4

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 97470

|                                       |                                         |                                         |                                            |                                     |                                    |
|---------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>112</div> <div>CRIME INDEX</div> | <div>118</div> <div>AIR POLLUTION</div> | <div>20,425</div> <div>POPULATION</div> | <div>\$54K</div> <div>MEDIAN IN-COME</div> | <div>53°F</div> <div>AVG TEMP</div> | <div>48%</div> <div>SUNSHINE</div> |
|---------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|