

Single Family Residence **RESIDENTIAL**

18007 RACHAEL DR

SANDY, OR 97055

\$458,711 TopHap Estimate · \$349 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,316 ft²

LIVING AREA

0.15 ac

LOT SIZE

2000

YEAR BUILT

VALUATION

\$459K

\$439K low

\$478K high

Last Sale

\$899,900 · Jul 17, 2023

Est. Owner Equity

\$335,211

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$3,866 (2025)
Assessed Value	\$225,346
Previous Assessed	\$218,783
Assessor Market Value	\$397,389

PROPERTY FACTS

Property Type	Single Family Residence
County	CLACKAMAS
Lot (acres)	0.15
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 9, 2012	Financing	Intrafamily Transfer			\$124K
Sep 9, 2011	Resale	Grant Deed	\$152,500	\$116	
Aug 29, 2011	Resale	Warranty Deed	\$152,500	\$116	\$122K
Jul 8, 2005	Resale	Warranty Deed	\$197,000	\$150	\$158K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sandy High School	High	9–12	1.0 mi
Kelso Elementary School	Elementary	KG–5	2.3 mi
Boring Middle School	Middle	6–8	5.5 mi

District: Oregon Trail School District 46

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 97055

103 CRIME INDEX	106 AIR POLLUTION	19,279 POPULATION	\$103K MEDIAN IN-COME	47°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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