

Single Family Residence **RESIDENTIAL**

116 ROWAN ST

ROSEBURG, OR 97471

\$379,256 TopHap Estimate · \$185 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,054 ft²

LIVING AREA

0.19 ac

LOT SIZE

2006

YEAR BUILT

2

PARKING

VALUATION

\$379K

\$371K low

\$387K high

Last Sale

\$268,000 · Dec 7, 2018

Est. Owner Equity

\$78,756

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$1,971 (2025)
Assessed Value	\$210,644
Previous Assessed	\$204,509
Assessor Market Value	\$430,659

PROPERTY FACTS

Property Type	Single Family Residence
County	Douglas
Lot (acres)	0.19
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Garage	Garage, Attached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 10, 2022	Financing	Intrafamily Transfer			\$301K
Dec 6, 2018	Resale	Warranty Deed	\$268,000	\$130	\$255K
May 9, 2016	Resale	Warranty Deed	\$186,900	\$91	\$190K
Aug 22, 2008	Resale	Warranty Deed	\$245,000	\$119	\$241K
Apr 23, 2007	Resale	Warranty Deed	\$220,425	\$107	\$176K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Green Elementary School	Elementary	KG–5	0.7 mi
Fremont Middle School	Middle	6–8	4.4 mi
Roseburg High School	High	9–12	5.0 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 97471

97 CRIME INDEX	117 AIR POLLUTION	30,562 POPULATION	\$70K MEDIAN IN-COME	52°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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