

Single Family Residence

RESIDENTIAL

37520 ROW RIVER RD

DORENA, OR 97434

\$345,071 TopHap Estimate · \$263 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,312 ft²

LIVING AREA

0.59 ac

LOT SIZE

1948

YEAR BUILT

1

STORIES

VALUATION

\$345K

\$337K low

\$353K high

Last Sale

\$259,900 · Mar 23, 2021

Est. Owner Equity

\$192,731

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$1,631 (2025)
Assessed Value	\$129,879
Previous Assessed	\$126,097
Assessor Market Value	\$308,432

PROPERTY FACTS

Property Type	Single Family Residence
County	Lane
Lot (acres)	0.59
Construction	Frame (Unspecified)
Foundation	Concrete
Roof	Composition Shingle
Pool	No

CLIMATE RISK

96 FLOOD	40 WILDFIRE	41 HEAT	98 STORM	25 DROUGHT
-------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 5, 2021	Resale	Warranty Deed	\$259,900	\$198	\$152K
Feb 7, 2019	Resale	Personal Representative Deed	\$215,000	\$164	\$211K
Jul 8, 2008	Recorded document	Warranty Deed			
Jul 17, 2008	Resale	Warranty Deed	\$137,200	\$105	\$10K
Oct 25, 2004	Resale	Warranty Deed	\$50,000	\$38	
Mar 21, 2003	Non-arms-length	Trustees Deed	\$79,850	\$61	
Aug 29, 2001	Resale	Grant Deed	\$110,000	\$84	\$77K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Dorena School	Elementary	KG–8	1.3 mi
Cottage Grove High School	High	9–12	11.2 mi

District: South Lane School District 45j

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 97434

123 CRIME INDEX	115 AIR POLLUTION	742 POPULATION	\$49K MEDIAN IN-COME	49°F AVG TEMP	48% SUNSHINE
---------------------------	-----------------------------	--------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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