

Rural Residence

RESIDENTIAL

3094 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$179,726 TopHap Estimate · \$125 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,440 ft²

LIVING AREA

0.57 ac

LOT SIZE

2

PARKING

VALUATION

\$180K

\$162K low

\$198K high

Last Sale

\$55,000 · Aug 26, 2013

Est. Owner Equity

\$179,726

TAX & ASSESSMENT

Property Tax	\$392 (2025)
Assessed Value	\$37,759
Previous Assessed	\$36,660
Assessor Market Value	\$95,356

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	0.57
Roof	Composition Shingle
Heating	Heat Pump
Fireplace	Yes
Garage	Carport (Unspecified)

Deck · 192 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 22, 2014	Quitclaim	Quit Claim Transfer			
Oct 10, 2014	Quitclaim	Quit Claim Transfer			
Aug 23, 2013	Resale	Warranty Deed	\$55,000	\$38	
Jul 22, 2011	Quitclaim	Quit Claim Transfer			
Sep 26, 2006	Resale	Warranty Deed	\$100,000	\$69	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	1.9 mi
Riddle Elementary School	Elementary	KG–6	2.1 mi

District: Riddle School District 70

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 97469

137 CRIME INDEX	115 AIR POLLUTION	2,953 POPULATION	\$53K MEDIAN IN-COME	53°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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