

Single Family Residence **RESIDENTIAL**

31050 SW RIVERWOOD DR

WEST LINN, OR 97068

\$1,325,000 TopHap Estimate · \$425 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

3,118 ft²

LIVING AREA

0.77 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$1.3M

\$1.3M low

\$1.4M high

Last Sale

\$1,375,000 · Jul 17, 2026

Est. Owner Equity

\$827,000

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$9,796 (2025)
Assessed Value	\$584,433
Previous Assessed	\$567,411
Assessor Market Value	\$937,116

PROPERTY FACTS

Property Type	Single Family Residence
County	CLACKAMAS
Lot (acres)	0.77
Roof	Wood Shingle
Heating	Forced Air With Air Conditioning
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 16, 2026	Resale	Warranty Deed	\$1,375,000	\$441	\$833K
Apr 18, 2023	Financing	Transfer On Death Deed			
May 11, 2020	Resale	Warranty Deed	\$719,000	\$231	\$498K
Feb 24, 2016	Quitclaim	Quit Claim Transfer			
Sep 8, 2008	Resale	Warranty Deed	\$642,000	\$206	\$417K
Dec 23, 2005	Resale	Warranty Deed	\$389,900	\$125	\$311K
Jun 22, 2005	Resale	Personal Representative Deed	\$325,000	\$104	\$260K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Meridian Creek Middle School	Middle	6–8	3.4 mi
Boeckman Creek Primary School	Elementary	KG–5	3.5 mi
Wilsonville High School	High	9–12	3.5 mi

District: West Linn-Wilsonville School District

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 97068

59 CRIME INDEX	110 AIR POLLUTION	31,770 POPULATION	\$134K 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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