

Single Family Residence **RESIDENTIAL**

2385 N R ST
WASHOUGAL, WA 98671

\$638,943 TopHap Estimate · \$292 / ft² · confidence 91 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,188 ft²
LIVING AREA

3,023 ft²
LOT SIZE

2023
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$639K

\$584K low

\$694K high

Last Sale

\$623,000 · Oct 23, 2024

Est. Owner Equity

\$47,093

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$5,458 (2025)
Assessed Value	\$637,884
Previous Assessed	\$661,536
Assessor Market Value	\$637,884

PROPERTY FACTS

Property Type	Single Family Residence
County	CLARK
Lot (acres)	0.07
Roof	Concrete
Heating	Heat Pump
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

87
FLOOD

32
WILDFIRE

4
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 23, 2024	Resale	Warranty Deed	\$623,000	\$285	\$592K
Aug 9, 2024	Quitclaim	Quit Claim Transfer			
Aug 14, 2024	Quitclaim	Quit Claim Transfer			
Feb 10, 2021	Resale	Warranty Deed	\$420,000	\$192	\$950K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hathaway Elementary School	Elementary	KG–5	0.6 mi
Washougal High School	High	9–12	1.0 mi
Jemtegaard Middle School	Middle	6–8	2.0 mi

District: Washougal 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 98671

75 CRIME INDEX	112 AIR POLLUTION	25,234 POPULATION	\$108K MEDIAN IN-COME	50°F AVG TEMP	35% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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