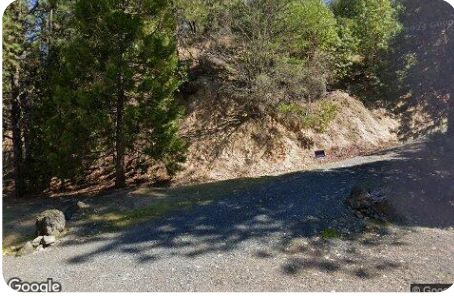


Single Family Residence **RESIDENTIAL**

589 MANZANITA DR

ROGUE RIVER, OR 97537

\$517,101 TopHap Estimate · \$224 / ft² · confidence 85 · as of Jun 25, 2026



3

BEDS

2

BATHS

2,312 ft²

LIVING AREA

5.24 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$517K

\$440K low

\$594K high

Last Sale

\$370,500 · May 26, 2006

Est. Owner Equity

\$75,101

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$3,234 (2025)
Assessed Value	\$286,500
Previous Assessed	\$278,160
Assessor Market Value	\$536,710

PROPERTY FACTS

Property Type	Single Family Residence
County	Jackson
Lot (acres)	5.24
Roof	Composition Shingle
Heating	Heat Pump
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

Deck · 492 ft²

Patio · 294 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 19, 2006	Resale	Warranty Deed	\$370,500	\$160	\$351K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rogue River Jr. / Sr.High School	Middle	7–12	0.6 mi
Rogue River Elementary School	Elementary	KG–6	1.8 mi

District: Rogue River School District 35

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 97537

101 CRIME INDEX	115 AIR POLLUTION	5,962 POPULATION	\$63K 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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