

Rural Residence

RESIDENTIAL

262 EVERGREEN RIDGE RD

RIDDLE, OR 97469

\$399,109 TopHap Estimate · \$203 / ft² · confidence 90 · as of Jul 14, 2026

3

BEDS

1,968 ft²

LIVING AREA

5 ac

LOT SIZE

2

PARKING

VALUATION

\$399K

\$358K low

\$440K high

Last Sale

\$250,000 · May 15, 2023

Est. Owner Equity

\$399,109

TAX & ASSESSMENT

Property Tax	\$863 (2025)
Assessed Value	\$94,282
Previous Assessed	\$91,536
Assessor Market Value	\$236,168

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	5.00
Roof	Composition Shingle
Heating	Heat Pump
Garage	Carport (Unspecified)
Pool	Yes

Deck · 240 ft²

CLIMATE RISK

1 FLOOD	74 WILDFIRE	13 DROUGHT
------------	----------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 12, 2023	Resale	Warranty Deed	\$250,000	\$127	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	2.5 mi
Riddle Elementary School	Elementary	KG–6	2.7 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
---------------------------	-----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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