

Single Family Residence **RESIDENTIAL**

# 731 SE RAMP ST

ROSEBURG, OR 97470

**\$392,291** TopHap Estimate · \$305 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,288 ft<sup>2</sup>**

LIVING AREA

**1.63 ac**

LOT SIZE

**1979**

YEAR BUILT

**2**

PARKING

## VALUATION

**\$392K**

**\$373K low**

**\$412K high**

Last Sale

**\$175,000 · Jan 12, 2018**

Est. Owner Equity

**\$215,291**

Loan-to-Value

**44%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,899 (2025) |
| Assessed Value        | \$202,959      |
| Previous Assessed     | \$197,048      |
| Assessor Market Value | \$276,625      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| County        | DOUGLAS                          |
| Lot (acres)   | 1.63                             |
| Roof          | Composition Shingle              |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Central                          |
| Fireplace     | Yes                              |
| Garage        | Carport (Unspecified)            |
| Pool          | No                               |

Deck · 460 ft<sup>2</sup>

Shed · 128 ft<sup>2</sup>

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-----------|--------------------|--------|
| Mar 25, 2022 | Financing | Intrafamily Transfer |           |                    |        |
| Jan 10, 2018 | Quitclaim | Quit Claim Transfer  |           |                    |        |
| Jan 9, 2018  | Resale    | Warranty Deed        | \$175,000 | \$136              | \$175K |
| Aug 1, 2017  | Resale    | Warranty Deed        | \$165,000 | \$128              |        |
| Aug 6, 2013  | Resale    | Warranty Deed        | \$139,650 | \$108              | \$127K |
| Jun 29, 2007 | Resale    | Grant Deed           | \$245,000 | \$190              | \$253K |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Eastwood Elementary School | Elementary | KG–5   | 0.2 mi   |
| Roseburg High School       | High       | 9–12   | 1.6 mi   |
| Joseph Lane Middle School  | Middle     | 6–8    | 2.4 mi   |

District: Roseburg School District 4

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 97470

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>112</b><br>CRIME INDEX | <b>118</b><br>AIR POLLUTION | <b>20,425</b><br>POPULATION | <b>\$54K</b><br>MEDIAN IN-COME | <b>53°F</b><br>AVG TEMP | <b>48%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|