

Single Family Residence **RESIDENTIAL**

18775 OLD RIVER DR

WEST LINN, OR 97068

\$967,931 TopHap Estimate · \$339 / ft² · confidence 89 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,852 ft²

LIVING AREA

0.5 ac

LOT SIZE

1957

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$968K

\$866K low

\$1.1M high

Last Sale

\$600,000 · Dec 6, 2018

Est. Owner Equity

\$967,931

TAX & ASSESSMENT

Property Tax	\$9,587 (2025)
Assessed Value	\$497,458
Previous Assessed	\$482,969
Assessor Market Value	\$943,316

PROPERTY FACTS

Property Type	Single Family Residence
County	Clackamas
Lot (acres)	0.50
Foundation	Concrete
Roof	Builtup (layered Asphalt)
Heating	Forced Air
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 19, 2018	Resale	Warranty Deed	\$600,000	\$210	
May 31, 2002	Non-arms-length	Grant Deed	\$455,000	\$160	\$255K
Mar 1, 2001	Non-arms-length	Grant Deed	\$279,000	\$98	
Aug 15, 1996	Non-arms-length	Grant Deed	\$279,000	\$98	\$251K
Oct 24, 1994	Quitclaim	Quit Claim Transfer			\$105K
Jun 1, 1989	Non-arms-length	Grant Deed	\$76,000	\$27	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cedaroak Park Primary School	Elementary	EE–5	0.6 mi
Rosemont Ridge Middle School	Middle	6–8	1.8 mi
West Linn High School	High	9–12	2.4 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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