

Single Family Residence **RESIDENTIAL**

37816 RACHAEL DR

SANDY, OR 97055

\$417,010 TopHap Estimate · \$336 / ft² · confidence 95 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,240 ft²
LIVING AREA

3,582 ft²
LOT SIZE

2005
YEAR BUILT

VALUATION

\$417K

\$396K low

\$438K high

Last Sale

\$400,000 · Nov 16, 2021

Est. Owner Equity

\$4,255

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$3,855 (2025)
Assessed Value	\$224,729
Previous Assessed	\$218,184
Assessor Market Value	\$402,958

PROPERTY FACTS

Property Type	Single Family Residence
County	Clackamas
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 12, 2021	Resale	Warranty Deed	\$400,000	\$323	\$393K
May 15, 2015	Resale	Warranty Deed	\$220,000	\$177	\$216K
Sep 10, 2012	Quitclaim	Quit Claim Transfer			
Dec 7, 2011	Recorded document	Grant Deed			
Oct 21, 2005	Resale	Warranty Deed	\$219,999	\$177	\$144K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sandy High School	High	9–12	1.2 mi
Kelso Elementary School	Elementary	KG–5	2.6 mi
Boring Middle School	Middle	6–8	5.8 mi

District: Oregon Trail School District 46

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 97055

103 CRIME INDEX	106 AIR POLLUTION	19,279 POPULATION	\$103K MEDIAN IN-COME	47°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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