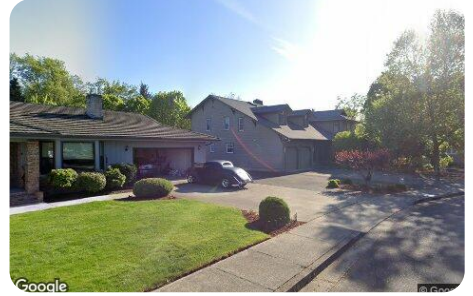


Single Family Residence **RESIDENTIAL**

1244 NW RIVERFRONT DR

ROSEBURG, OR 97471

\$484,693 TopHap Estimate · \$283 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,715 ft²

LIVING AREA

0.74 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$485K

\$452K low

\$517K high

Last Sale

\$293,000 · Feb 22, 2013

Est. Owner Equity

\$316,693

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$4,732 (2025)
Assessed Value	\$322,636
Previous Assessed	\$313,239
Assessor Market Value	\$627,430

PROPERTY FACTS

Property Type	Single Family Residence
County	Douglas
Lot (acres)	0.74
Foundation	Mat/Raft Foundation (Slab)
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
View	Yes - Type Unknown

Deck · 210 ft²

Shed · 160 ft²

Porch · 72 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 15, 2013	Resale	Warranty Deed	\$293,000	\$171	\$168K
Feb 3, 2004	Non-arms-length	Warranty Deed	\$286,500	\$167	\$125K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hucrest Elementary School	Elementary	KG–5	0.7 mi
Roseburg High School	High	9–12	1.4 mi
Joseph Lane Middle School	Middle	6–8	2.0 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 97471

97 CRIME INDEX	117 AIR POLLUTION	30,562 POPULATION	\$70K 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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