

Rural Residence

RESIDENTIAL

188 RIVER CLUB DR

ROSEBURG, OR 97471

\$1,117,128 TopHap Estimate · \$263 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

4

BATHS

4,249 ft²

LIVING AREA

0.82 ac

LOT SIZE

2006

YEAR BUILT

3

PARKING

VALUATION

\$1.1M

\$1M low

\$1.2M high

Last Sale

\$714,000 · May 17, 2018

Est. Owner Equity

\$306,808

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$9,902 (2025)
Assessed Value	\$1,058,467
Previous Assessed	\$1,027,638
Assessor Market Value	\$2,028,943

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	0.82
Foundation	Mat/Raft Foundation (Slab)
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Mixed
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 4, 2019	Quitclaim	Quit Claim Transfer			
May 15, 2018	Resale	Warranty Deed	\$714,000	\$168	\$659K
Oct 6, 2015	Resale	Warranty Deed	\$650,000	\$153	\$585K
Jan 4, 2006	Financing	Trustees Deed			\$60K
Aug 3, 2005	Resale	Warranty Deed	\$189,000	\$44	\$124K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Melrose Elementary School	Elementary	KG–5	2.9 mi
Fremont Middle School	Middle	6–8	4.9 mi
Roseburg High School	High	9–12	5.0 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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