

Single Family Residence **RESIDENTIAL**

44 HIDDEN VALLEY LN

ROGUE RIVER, OR 97537

\$568,940 TopHap Estimate · \$334 / ft² · confidence 94 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,704 ft²
LIVING AREA

2.44 ac
LOT SIZE

1978
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$569K

\$533K low

\$605K high

Last Sale

\$325,000 · Nov 22, 2004

Est. Owner Equity

\$129,040

Loan-to-Value

75%

TAX & ASSESSMENT

Property Tax	\$3,931 (2025)
Assessed Value	\$349,070
Previous Assessed	\$338,910
Assessor Market Value	\$456,350

PROPERTY FACTS

Property Type	Single Family Residence
County	Jackson
Lot (acres)	2.44
Roof	Composition Shingle
Heating	Heat Pump
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Shed · 384 ft²

Patio · 264 ft²

Porch · 432 ft²

Greenhouse

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 8, 2004	Resale	Warranty Deed	\$325,000	\$191	\$260K
Jul 28, 1994	Non-arms-length	Grant Deed	\$194,500	\$114	
Oct 6, 1988	Non-arms-length	Grant Deed	\$95,000	\$56	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rogue River Jr. / Sr.High School	Middle	7–12	1.7 mi
Rogue River Elementary School	Elementary	KG–6	3.0 mi

District: Rogue River School District 35

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 97537

101 CRIME INDEX	115 AIR POLLUTION	5,962 POPULATION	\$63K 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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