

Single Family Residence

RESIDENTIAL

196 NE ROSE RIDGE DR

WINSTON, OR 97496

\$319,993 TopHap Estimate · \$218 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,465 ft²

LIVING AREA

0.14 ac

LOT SIZE

2004

YEAR BUILT

2

PARKING

VALUATION

\$320K

\$300K low

\$340K high

Last Sale

\$219,000 · Mar 29, 2018

Est. Owner Equity

\$319,993

TAX & ASSESSMENT

Property Tax	\$3,035 (2025)
Assessed Value	\$182,665
Previous Assessed	\$177,345
Assessor Market Value	\$330,401

PROPERTY FACTS

Property Type	Single Family Residence
County	Douglas
Lot (acres)	0.14
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 29, 2018	Resale	Warranty Deed	\$219,000	\$149	
Oct 5, 2005	Resale	Warranty Deed	\$35,000	\$24	
Jul 14, 2004	Resale	Warranty Deed	\$144,000	\$98	\$149K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Winston Middle School	Middle	6–8	0.8 mi
Douglas High School	High	9–12	1.9 mi
Brockway Elementary School	Elementary	PK–2	2.0 mi

District: Winston-Dillard School District 116

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 97496

125 CRIME INDEX	117 AIR POLLUTION	7,529 POPULATION	\$55K 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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