

Single Family Residence **RESIDENTIAL**

3820 ROSE PARK DR

WEST LINN, OR 97068

\$1,087,503 TopHap Estimate · \$300 / ft² · confidence 96 · as of Jul 14, 2026



2

BEDS

3

BATHS

3,620 ft²

LIVING AREA

0.32 ac

LOT SIZE

1991

YEAR BUILT

2

STORIES

3

PARKING

VALUATION

\$1.1M

\$1M low

\$1.1M high

Last Sale

\$824,000 · May 11, 2020

Est. Owner Equity

\$469,503

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$13,531 (2025)
Assessed Value	\$702,101
Previous Assessed	\$681,652
Assessor Market Value	\$1,068,753

PROPERTY FACTS

Property Type	Single Family Residence
County	Clackamas
Foundation	Concrete
Roof	Wood Shingle
Heating	Forced Air
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 5, 2020	Resale	Warranty Deed	\$824,000	\$228	\$618K
Jan 2, 2017	Resale	Warranty Deed	\$645,000	\$178	\$516K
Jun 9, 2004	Non-arms-length	Grant Deed	\$400,000	\$110	\$315K
Feb 1, 1992	Non-arms-length	Grant Deed	\$297,000	\$82	\$240K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bolton Primary School	Elementary	EE–5	0.9 mi
West Linn High School	High	9–12	1.1 mi
Athey Creek Middle School	Middle	6–8	3.4 mi

District: West Linn-Wilsonville School District

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 97068

59 CRIME INDEX	110 AIR POLLUTION	31,770 POPULATION	\$134K MEDIAN IN-COME	53°F AVG TEMP	48% SUNSHINE
-------------------	----------------------	----------------------	--------------------------	------------------	-----------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------