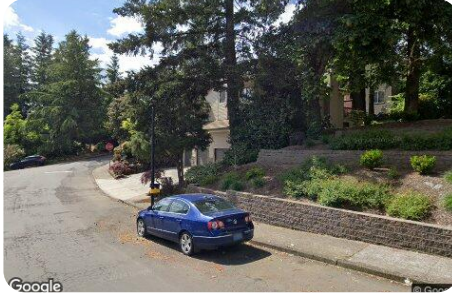


Single Family Residence **RESIDENTIAL**

4176 RIVERVIEW DR

WEST LINN, OR 97068

\$565,449 TopHap Estimate · \$366 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,544 ft²

LIVING AREA

0.24 ac

LOT SIZE

1983

YEAR BUILT

1

STORIES

VALUATION

\$565K

\$546K low

\$585K high

Last Sale

\$272,200 · Nov 23, 2011

Est. Owner Equity

\$347,749

Loan-to-Value

38%

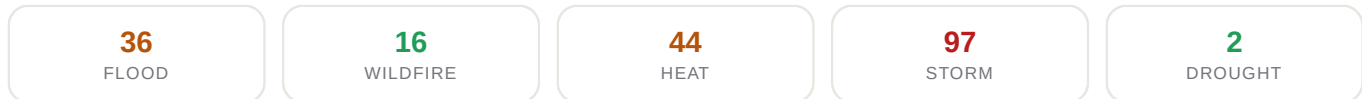
TAX & ASSESSMENT

Property Tax	\$6,108 (2025)
Assessed Value	\$316,931
Previous Assessed	\$307,700
Assessor Market Value	\$542,096

PROPERTY FACTS

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

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 17, 2011	Resale	Warranty Deed	\$272,200	\$176	\$218K
Apr 7, 2004	Quitclaim	Quit Claim Transfer			\$172K
Jul 19, 2002	Resale	Grant Deed	\$189,000	\$122	\$180K
Dec 27, 1999	Resale	Grant Deed	\$151,910	\$98	\$152K
Mar 17, 1993	Quitclaim	Quit Claim Transfer			\$78K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sunset Primary School	Elementary	EE–5	0.5 mi
West Linn High School	High	9–12	0.9 mi
Rosemont Ridge Middle School	Middle	6–8	1.4 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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