

Rural Residence

RESIDENTIAL

2970 CANYONVILLE RIDDLE RD

RIDDLE, OR 97469

\$240,604 TopHap Estimate · \$161 / ft² · confidence 93 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,494 ft²

LIVING AREA

0.85 ac

LOT SIZE

1949

YEAR BUILT

1

STORIES

3

PARKING

VALUATION

\$241K

\$223K low

\$258K high

Est. Owner Equity

\$149,104

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$1,395 (2025)
Assessed Value	\$158,268
Previous Assessed	\$153,659
Assessor Market Value	\$262,559

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	0.85
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Yes
Fireplace	Yes
Garage	Garage, Detached
View	Yes - Type Unknown

Deck · 144 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riddle Jr. / Sr. High School	Middle	7–12	2.0 mi
Riddle Elementary School	Elementary	KG–6	2.2 mi

District: Riddle School District 70

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 97469

137 CRIME INDEX	115 AIR POLLUTION	2,953 POPULATION	\$53K 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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