

Rural Residence

RESIDENTIAL

917 RESTON RD

ROSEBURG, OR 97471

\$261,524 TopHap Estimate · \$227 / ft² · confidence 86 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,152 ft²

LIVING AREA

4.75 ac

LOT SIZE

3

PARKING

VALUATION

\$262K

\$225K low

\$298K high

Last Sale

\$67,500 · Apr 21, 2005

Est. Owner Equity

\$134,524

Loan-to-Value

46%

TAX & ASSESSMENT

Property Tax	\$1,682 (2025)
Assessed Value	\$160,115
Previous Assessed	\$155,452
Assessor Market Value	\$384,413

PROPERTY FACTS

Property Type	Rural Residence
County	Douglas
Lot (acres)	4.75
Roof	Composition Shingle
Heating	None
Cooling	Yes
Fireplace	Yes
Garage	Carport (Unspecified)
View	Yes - Type Unknown

Deck · 532 ft²

Porch · 414 ft²

CLIMATE RISK

1 FLOOD	63 WILDFIRE	13 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 2, 2006	Quitclaim	Quit Claim Transfer			
Jun 2, 2006	Recorded document	Grant Deed			
May 1, 1986	Resale	Warranty Deed	\$67,500	\$59	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lookingglass Elementary School	Elementary	PK–5	7.1 mi
Douglas High School	High	9–12	7.3 mi
Winston Middle School	Middle	6–8	8.7 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 97471

97 CRIME INDEX	117 AIR POLLUTION	30,562 POPULATION	\$70K 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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