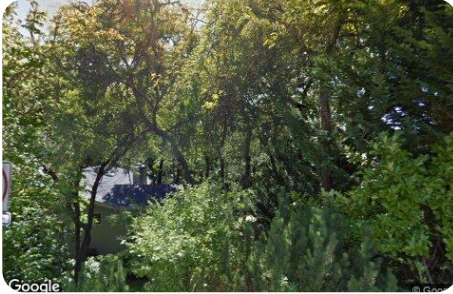


Single Family Residence **RESIDENTIAL**

15 N RIVER DR

ROSEBURG, OR 97470

\$466,363 TopHap Estimate · \$403 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,156 ft²

LIVING AREA

0.69 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$466K

\$441K low

\$492K high

Last Sale

\$316,900 · Jun 30, 2020

Est. Owner Equity

\$158,970

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$2,444 (2025)
Assessed Value	\$261,241
Previous Assessed	\$253,633
Assessor Market Value	\$458,194

PROPERTY FACTS

Property Type	Single Family Residence
County	Douglas
Lot (acres)	0.69
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Attached
View	Yes - Type Unknown

Deck · 160 ft²

Shed · 80 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 24, 2020	Resale	Warranty Deed	\$316,900	\$274	\$307K
Oct 20, 2014	Resale	Grant Deed	\$229,000	\$198	
Oct 22, 2014	Resale	Special Warranty Deed	\$229,000	\$198	\$183K
May 24, 2007	Resale	Warranty Deed	\$275,500	\$238	\$220K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Winchester Elementary School	Elementary	KG–5	1.0 mi
Joseph Lane Middle School	Middle	6–8	3.6 mi
Roseburg High School	High	9–12	5.1 mi

District: Roseburg School District 4

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 97470

112 CRIME INDEX	118 AIR POLLUTION	20,425 POPULATION	\$54K 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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