



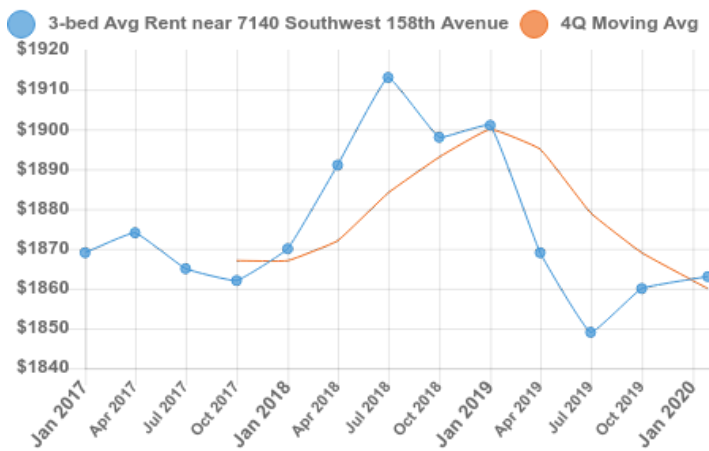
7140 Southwest 158th Avenue Beaverton, Oregon 97007

Results based on 34, 3-bedroom rentals seen within 12 months in a 1.50 mile radius.

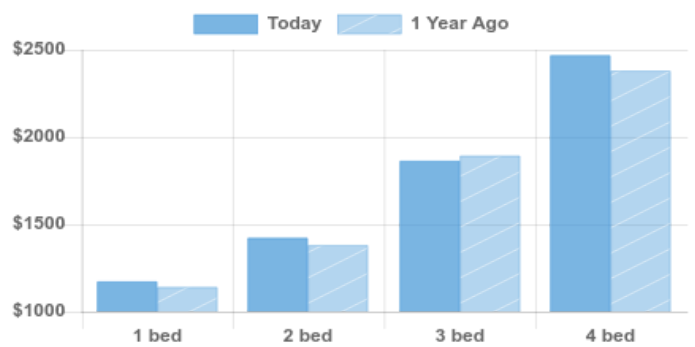
AVERAGE	MEDIAN	25TH PERCENTILE	75TH PERCENTILE
\$1,863 $\pm 3\%$	\$1,798	\$1,631	\$2,094

Report generated: 28 Jan 2020

Historical Trend Line



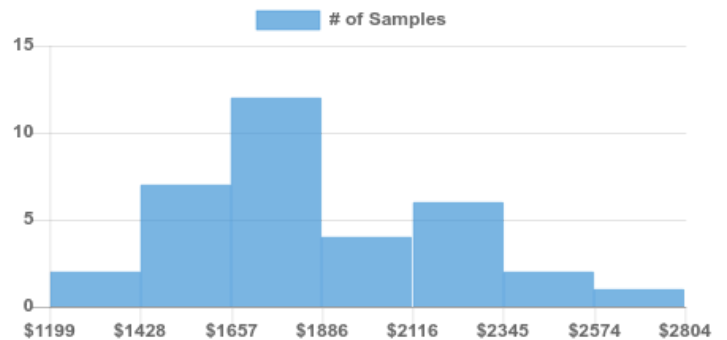
Average Rent by Bedroom Type



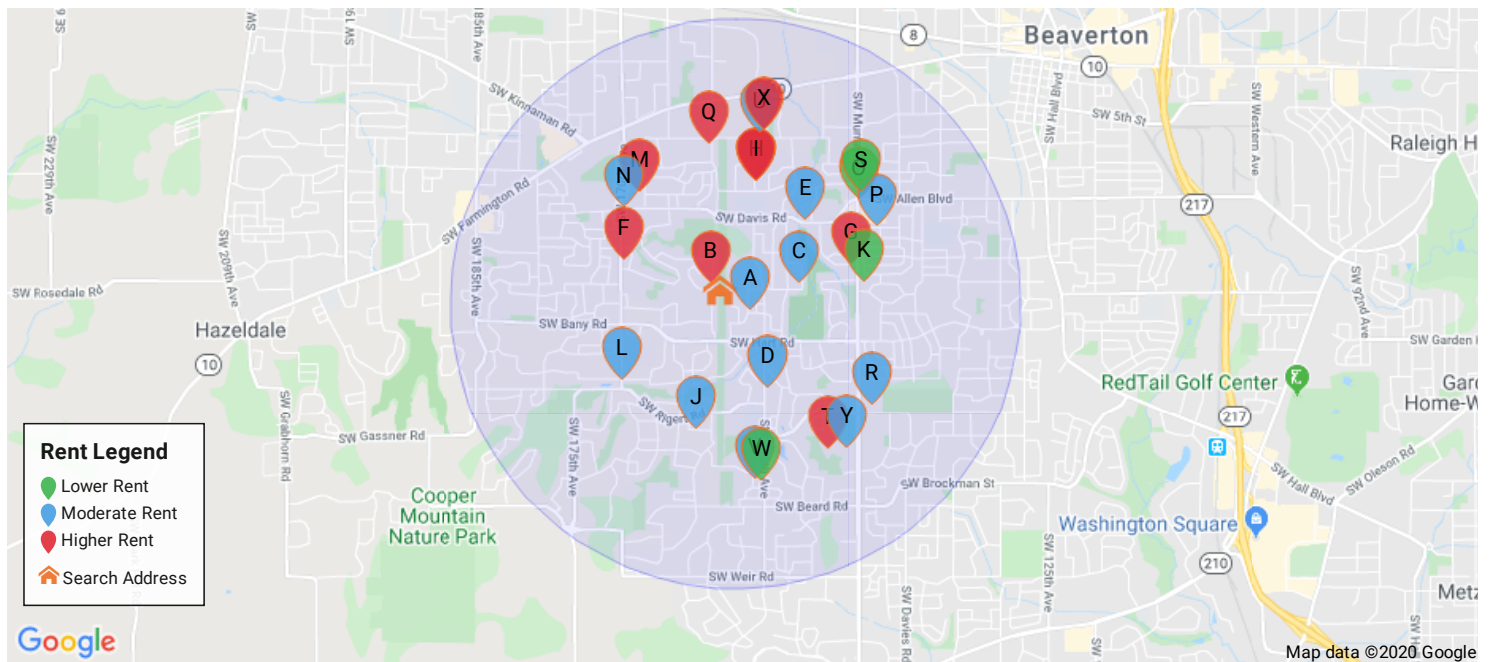
Summary Statistics

Sample Size	34
Sample Min	\$1,199
Sample Max	\$2,799
Sample Median	\$1,798
Sample Mean	\$1,863
Sample Standard Deviation	\$344
25th - 75th Percentile	\$1,631 - 2,094
10th - 90th Percentile	\$1,423 - 2,302
5th - 95th Percentile	\$1,298 - 2,427





Rent Distribution



Sample of Listings Used



	Address	Distance	Rent	Size	\$/ft ²	Beds	Baths	Bldg Type	Last Seen
A	7114 Sw 156th Ave, Beaverton, OR 97007	0.11 mi	\$1,680	1,322 ft ²	\$1.27/ft ²	3 bed	2.0ba	House	Jul 2019
B	6885 Sw 160th Ave, Beaverton, OR 97007	0.26 mi	\$2,349	1,648 ft ²	\$1.43/ft ²	3 bed	2.0ba	House	Apr 2019
C	15119 Sw Barcelona Way, Beaverton, OR 97007	0.5 mi	\$1,695	1,960 ft ²	\$0.86/ft ²	3 bed	2.0ba	House	Nov 2019
D	7980 Sw Gleneden, CT, Beaverton, OR 97007	0.66 mi	\$1,950	1,960 ft ²	\$0.99/ft ²	3 bed	2.5ba	Apartment	Oct 2019
E	15067 Sw Davis Rd, Beaverton, OR 97007	0.82 mi	\$1,749	1,500 ft ²	\$1.17/ft ²	3 bed	1.5ba	Apartment	Mar 2019
F	16980 Sw Blanco Pl, Beaverton, OR 97007	0.91 mi	\$2,799	1,700 ft ²	\$1.65/ft ²	3 bed	2.5ba	House	Jun 2019
G	6750 Sw Nehalem Ln, Beaverton, OR 97007	0.93 mi	\$2,100	1,654 ft ²	\$1.27/ft ²	3 bed	3.0ba	House	Apr 2019
H	15600 Sw Village, CT, Beaverton, OR 97007	0.96 mi	\$2,249	1,614 ft ²	\$1.39/ft ²	3 bed	2.5ba	House	Aug 2019
I	15600 Sw Village, CT, Beaverton, OR 97007	0.96 mi	\$2,249	1,700 ft ²	\$1.32/ft ²	3 bed	2.5ba	House	Aug 2019
J	8388 Sw Lori Way, Beaverton, OR 97007	0.98 mi	\$1,895	1,633 ft ²	\$1.16/ft ²	3 bed	2.0ba	House	Jun 2019
K	6855 Sw 144th Pl, Beaverton, OR 97008	0.98 mi	\$1,570	1,248 ft ²	\$1.26/ft ²	3 bed	1.5ba	Duplex	Mar 2019
L	Sw Sarala St & Sw 170th Ave, Sexton Mountain, OR 97007	1.02 mi	\$1,800	1,450 ft ²	\$1.24/ft ²	3 bed	2.5ba	House	Feb 2019
M	5766 Sw Coventry Pl, Beaverton, OR 97007	1.12 mi	\$2,290	2,100 ft ²	\$1.09/ft ²	3 bed	2.5ba	House	Nov 2019
N	6060 Sw 170th Ave, Beaverton, OR 97007	1.12 mi	\$1,825	1,784 ft ²	\$1.02/ft ²	3 bed	2.0ba	House	Aug 2019
O	Sw Allen Blvd & Sw Murray Blvd, Beaverton, OR 97005	1.22 mi	\$1,199	1,075 ft ²	\$1.12/ft ²	3 bed	2.0ba	Apartment	Mar 2019
P	14275 Sw Daphne St, Beaverton, OR 97008	1.22 mi	\$1,695	1,250 ft ²	\$1.36/ft ²	3 bed	2.0ba	Duplex	Aug 2019
Q	5435 Sw 160th Ave, Beaverton, OR 97007	1.23 mi	\$2,195	1,516 ft ²	\$1.45/ft ²	3 bed	2.0ba	House	Dec 2019
R	14305 Sw Sexton Mountain Dr, Beaverton, OR 97008	1.27 mi	\$1,895	1,127 ft ²	\$1.68/ft ²	3 bed	2.0ba	Apartment	Oct 2019
S	5870 Sw Murray Blvd, Beaverton, OR 97005	1.27 mi	\$1,299	700 ft ²	\$1.86/ft ²	3 bed		Apartment	Sep 2019

Address	Distance	Rent	Size	\$/ft²	Beds	Baths	Bldg Type	Last Seen
 14838 Sw Citrine Loop, Beaverton, OR 97007	1.29 mi	\$2,400	1,958 ft ²	\$1.23/ft ²	3 bed	2.5ba	House	Jul 2019
 5315 Sw 155th Terrace, Beaverton, OR 97007	1.31 mi	\$1,649	1,478 ft ²	\$1.12/ft ²	3 bed	2.0ba	Townhouse	Jun 2019
 15661 Sw Black Quartz St, Beaverton, OR 97007	1.31 mi	\$1,695	1,534 ft ²	\$1.10/ft ²	3 bed	2.0ba	Townhouse	Mar 2019
 15515 Sw Rose Quartz St, Beaverton, OR 97007	1.33 mi	\$1,575	1,450 ft ²	\$1.09/ft ²	3 bed	3.0ba	Townhouse	Sep 2019
 15481 Sw Bygones, CT, Beaverton, OR 97007	1.34 mi	\$2,150	1,500 ft ²	\$1.43/ft ²	3 bed	2.5ba	Townhouse	Jan 2020
 8590 Sw 147th Terrace Unit 101, Beaverton, OR 97007	1.36 mi	\$1,800			3 bed	2.5ba	Townhouse	Nov 2019

Subject Property Details

7140 Southwest 158th Avenue, Beaverton, Oregon 97007

Vitals

Bedrooms	3
Baths	3
Year Built	1995
Property Use Group	Residential

Tax Information

Year Assessed	2019
Assessed Value	\$244,070
Tax Fiscal Year	2019
Tax Rate Area	5158
Tax Billed Amount	\$5,033.00

Sale Information

Assessor Last Sale Date	2009-03-10
Assessor Last Sale Amount	\$285,100
Deed Last Sale Date	2009-03-10
Deed Last Sale Amount	\$285,100

Property Size

Building Area	1,704 ft ²
Lot Area	0.2500 acres
Lot Dimensions	0.0×0.0

Deed Information

Mortgage Amount	\$185,100
Mortgage Date	2009-03-10
Lender Name	NORTHWEST MORTGAGE GROUP INC

Other Information

Roof Material	Composition Shingle
HVAC Cooling Detail	Commercial AC
HVAC Heating Detail	Yes
HVAC Heating Fuel	Type Unknown

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