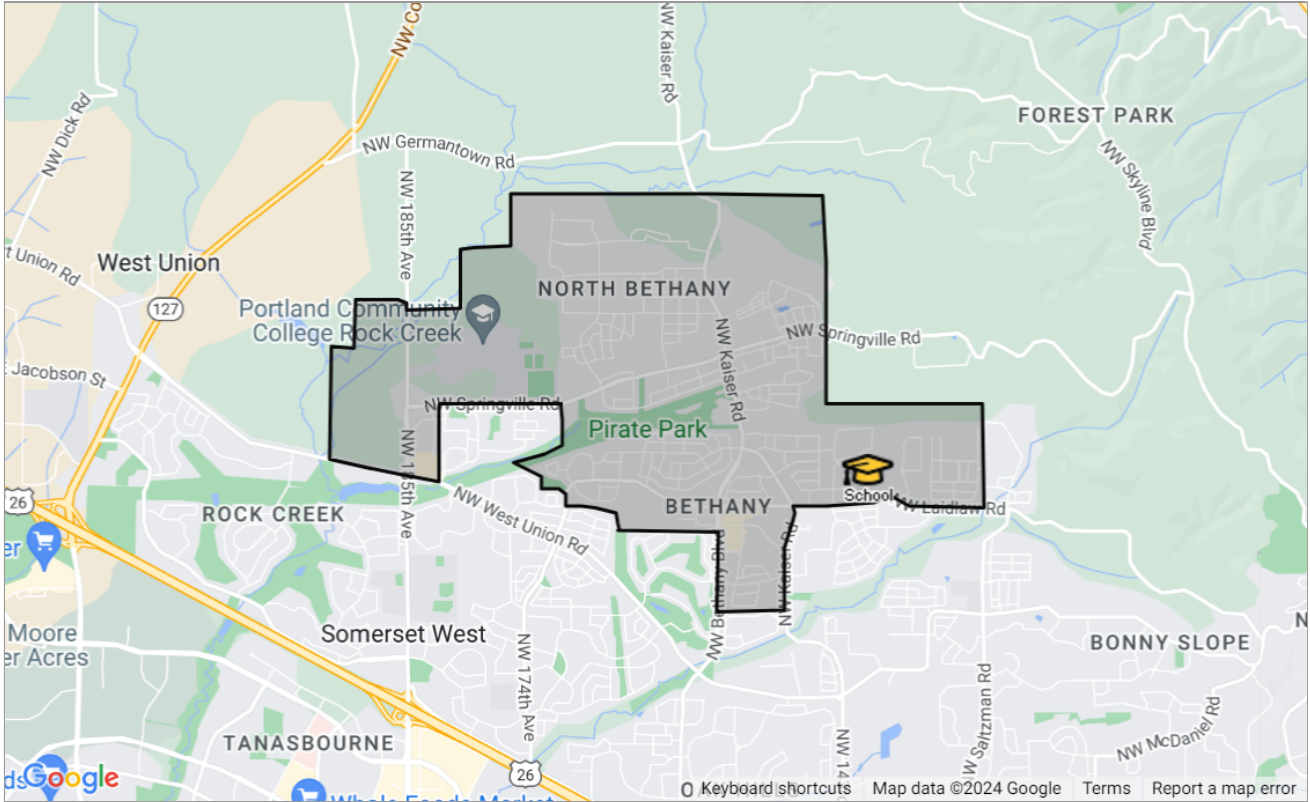




SCHOOL REPORT

# Stoller Middle School

Portland, Oregon



Presented by

**Shawn Yu** | Principal Real Estate Broker Licensed in Oregon

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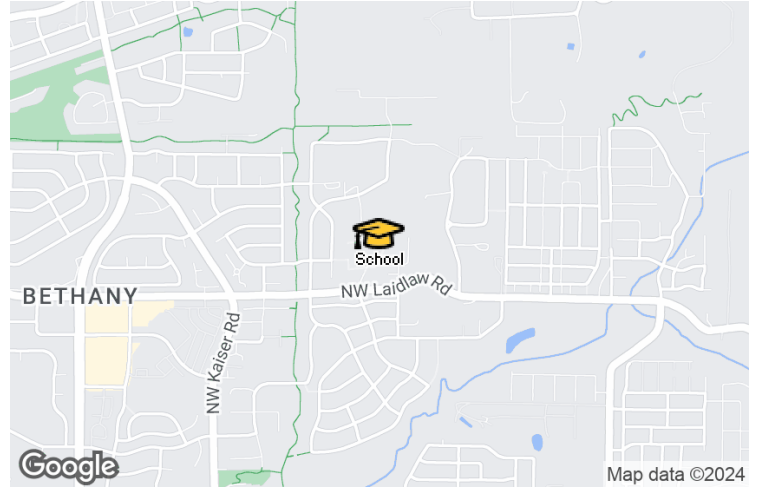
Broker: [Shawn-Realty.com](http://Shawn-Realty.com)

**Shawn Realty**

12829 NW Avignon Lane  
Portland, OR 97229



## School: Stoller Middle School



### School Details

**Name**  
Stoller Middle School

**Level**  
Middle

**Type**  
Public

**Grades Served**  
6-8

**School District**  
Beaverton School District

**Address**  
14141 Nw Laidlaw Rd,  
Portland, OR 97229

**Phone**  
(503) 356-2680

### School Facts

#### Overall Grade

**A**

Total Enrollment

**1,039**

Students per Teacher

**24:1**

Students in Free Lunch Program

**4%**

#### Academic Grade

**A**

Average GPA

–

Math Proficiency

**87%**

Reading Proficiency

**84%**

Gifted Students

**41%**

AP Enrollments

–

Graduation Rate

–

Average ACT Score

–

Average SAT Score

–

#### Teacher Grade

**A**

Average Teacher Salary

**\$69,922**

Teachers in 1st or 2nd Year

**9%**

### Beaverton School District

**A**

**39,253**

**18:1**

**37%**

**A-**

**3.54 (out of 8319 responses)**

**68%**

**76%**

–

–

**89%**

**28 (out of 1835 responses)**

**1,320 (out of 1785 responses)**

**A**

**\$75,985**

**8%**

*About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others. Source: Niche Update Frequency: Quarterly*

# Community Reviews for this School

Posted: 2/14/2024 by Middle school student

This school is a school with diverse students, excellent teachers and many different resources and interesting activities to take part in. The food is gourmet and exquisite, as they understand the palates of young students and provide tasty elevated and sophisticated dishes. The best part however would most definitely be the location, it is quite close to very large plaza, with many great stores. The school also has its own charter plane to escort students to special academic and athletic events. Its reputation is also outstanding.

Posted: 6/15/2023 by Middle school student

So like most of the teachers are nice, there are rumors about perverted teacher (not gonna say names but p.e teacher) and also the lunch is terrible. and lastly not everything is usually clean some things are not clean

Posted: 4/20/2022 by Parent

Stoller has great teachers and students. The teachers are helpful, approachable, and understanding. Stoller encourages individualism and has a strong academic setting (Summa Program, etc) but not in a cutthroat or competitive way. They help developing both academic and personal skills such as collaboration. Mutual support among students is encouraged regularly and effectively.

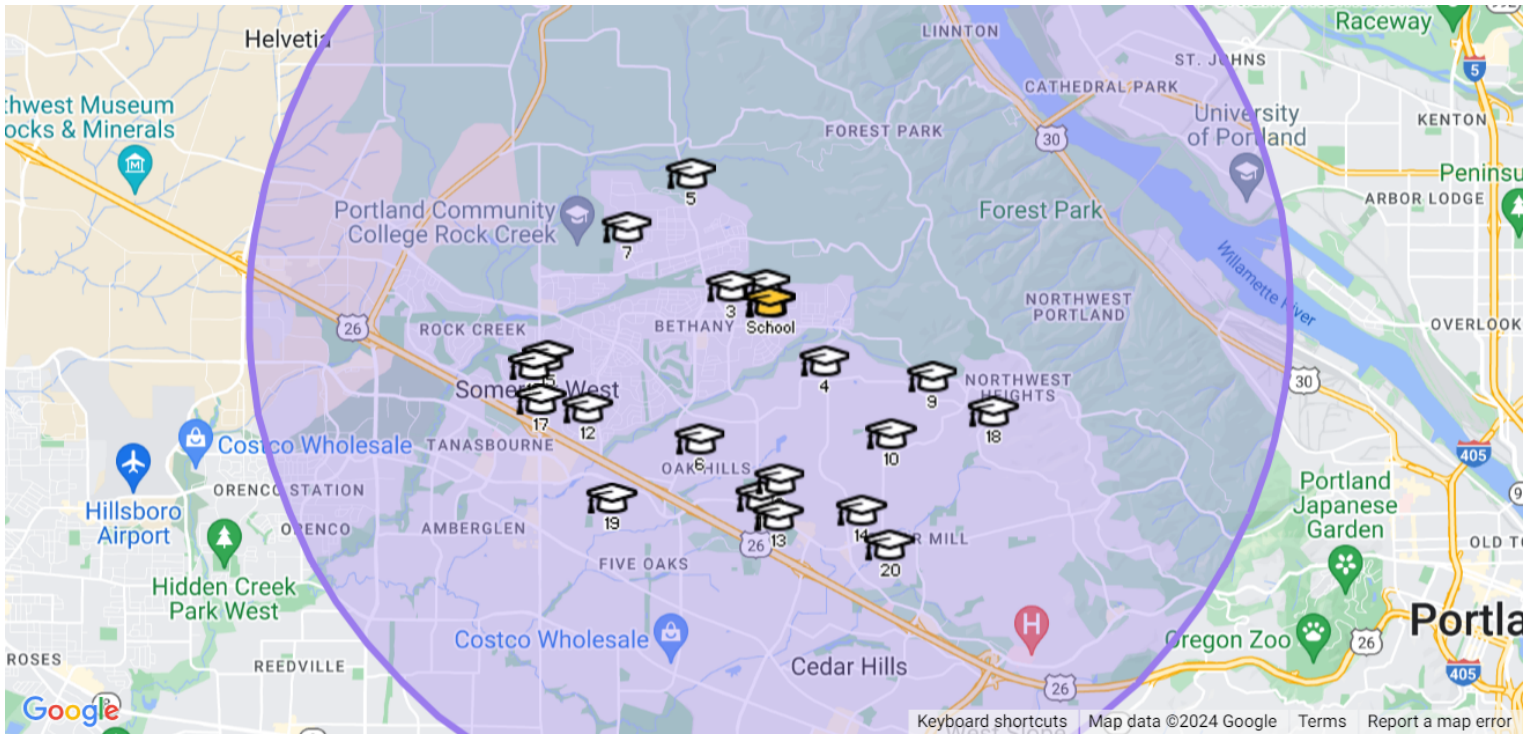
Posted: 5/11/2021 by Parent

My daughter was so excited to start middle school and since Stoller is so well regarded we were too. Unfortunately the experience has been disheartening. My daughter has felt lost and disregarded. The school does not make an effort to help kids make connections or feel part of a community. They make many claims about social emotional learning but they don't seem to know what kids truly care about, just what sounds good politically. There is a definite emphasis on performance and summa program so the average child feels largely ignored. Since the boundaries have been redone it is actually a relief that we have been zoned to a different middle school.

Posted: 7/23/2020 by Middle School Student

Most of the teachers don't really care about you and the punishments for actions are very minimal. A lot of the students don't really care about the academics and focus on cliques (which there's a lot of!!). Students do a lot of horrible things with very, very light disciplinary consequences...

# Nearby Schools (within 5 miles)

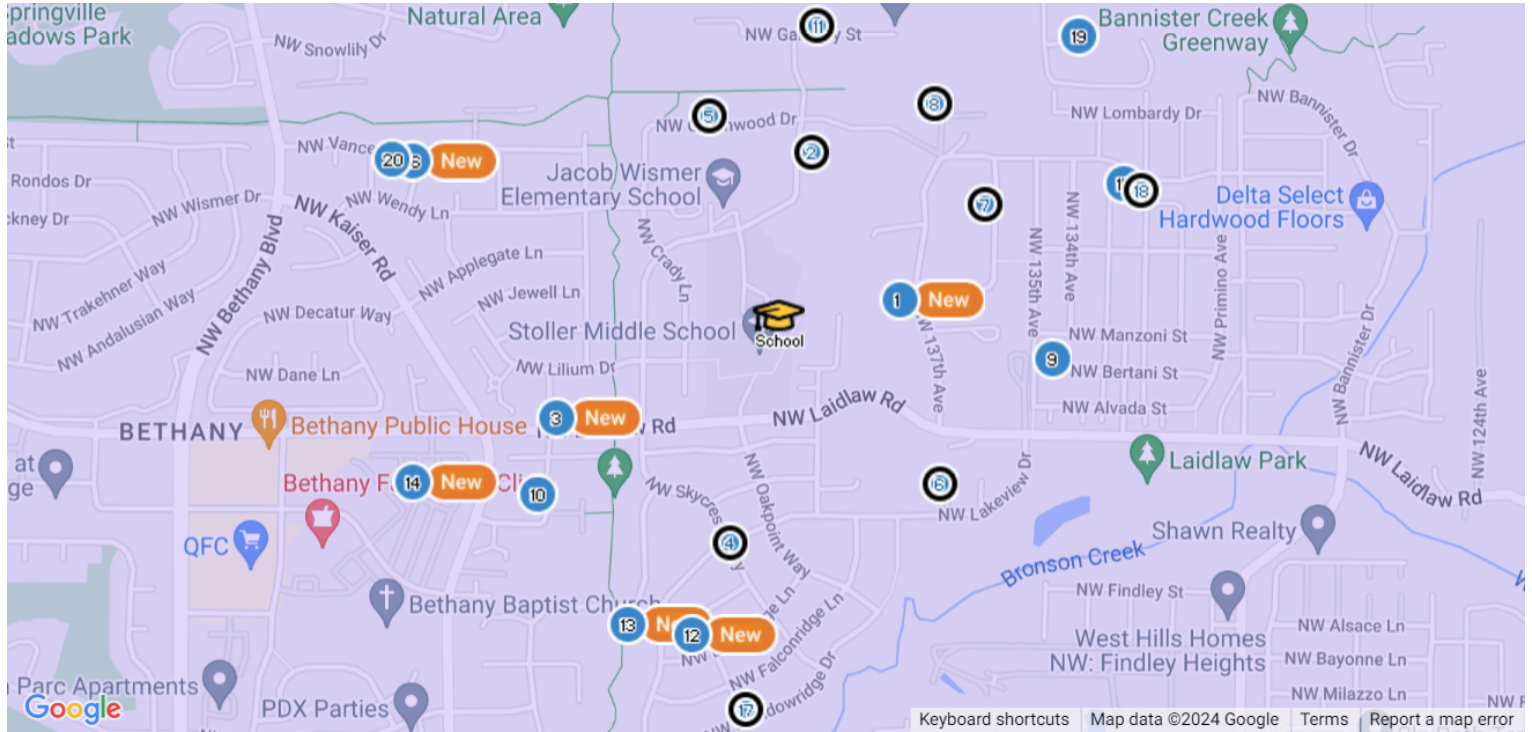


This School    Other Schools

	Name	Level	Type	Grade	Students per Teacher	Total Students	Average School Rating	District
	<b>Stoller Middle School</b>	–	Public	6-8	24	1,039	<b>A</b>	<b>Beaverton School District</b>
	<b>Jacob Wismer Elementary School</b>	–	Public	K-5	18	571	<b>A</b>	<b>Beaverton School District</b>
	<b>Portland Chinese School</b>	–	Private	PK, K-12	13	66		<b>Beaverton School District</b>
	<b>Findley Elementary School</b>	–	Public	K-5	20	476	<b>A</b>	<b>Beaverton School District</b>
	<b>Sato Elementary School</b>	–	Public	K-5	19	706	<b>A</b>	<b>Beaverton School District</b>
	<b>Oak Hills Elementary School</b>	–	Public	K-5	19	519	<b>A</b>	<b>Beaverton School District</b>
	<b>Springville School</b>	–	Public	K-8	19	666	<b>A</b>	<b>Beaverton School District</b>
	<b>Terra Linda Elementary School</b>	–	Public	K-5	15	288	<b>A</b>	<b>Beaverton School District</b>
	Name	Level	Type	Grade	Students per Teacher	Total Students	Average School Rating	District

	<b>Montessori School of Beaverton</b>	–	Private	PK, K-6	25	172		<b>Beaverton School District</b>
	<b>Bonny Slope Elementary School</b>	–	Public	PK, K-5	20	608	<b>A</b>	<b>Beaverton School District</b>
	<b>Prince of Peace School</b>	–	Private	PK, K	65	162		<b>Beaverton School District</b>
	<b>Bethany Elementary School</b>	–	Public	K-5	17	375	<b>A</b>	<b>Beaverton School District</b>
	<b>Sunset High School</b>	–	Public	9-12	24	2,003	<b>A</b>	<b>Beaverton School District</b>
	<b>St. Pius X. School</b>	–	Private	PK, K-8	13	541	<b>B</b>	<b>Beaverton School District</b>
	<b>Westview High School</b>	–	Public	9-12	22	2,360	<b>A</b>	<b>Beaverton School District</b>
	<b>Rock Creek Elementary School</b>	–	Public	K-5	20	420	<b>A</b>	<b>Beaverton School District</b>
	<b>Little Stars Montessori School</b>	–	Private	PK, K	1	14		<b>Beaverton School District</b>
	<b>Forest Park Elementary School</b>	–	Public	K-5	18	333	<b>A-</b>	<b>Portland Public Schools</b>
	<b>Five Oaks Middle School</b>	–	Public	6-8	17	759	<b>A</b>	<b>Beaverton School District</b>
	<b>Tumwater Middle School</b>	–	Public	6-8	23	874		<b>Beaverton School District</b>

# Nearby Properties For Sale (within 5 miles)



● For Sale   
 ● Pending   
 ● Distressed For Sale   
 ● Distressed Pending

## Listings closest to the school



1 ● **Active** • New, Active: 6/6/2024    *MLS ID: 24459918*

**13680 NW Roanoke Ln**      Single Family      5/4      5,467 sq ft      23,522      1960      \$1,900,000      N/A      \$348

By Owner (contact Lori) - Buyers? agents welcome. Located in Portland's exclusive Dogwood Park neighborhood, this 5 bedroom, 4 bathroom home sitting on a more than 0.5 acre lot may be the perfect forever home for your family. The home is equipped with an extraordinary (and huge) Bonus Room that spans the entire area over the three car garage and a spacious layout throughout the home, a generously sized master, three gas fireplaces, a finished basement and much more. The home recently added a fantastic outdoor living space including a brand new deck featuring TimberTech decking, a covered area, built in Blaze BBQ Grill, electric heaters, gas fireplace, refrigerator, built-in TV, and fire pit at ground level for s'mores and camp fires. The house sits on one of the most desirable blocks in the region and this home and its lot is well known for its beautiful location, lawn, and landscaping. Very few lots in the West Hills or Bethany boast a yard this large and functional. The yard has built-in irrigation, a well-maintained concrete sport court with a basketball hoop, and a shed for your sports equipment, gardening tools or simply extra storage. Minutes from Intel, Nike, and Columbia, this home is also a short and safe stroll to the elementary school (Jacob Wismer K-5) and middle school (Stoller 6-8) and is in a community with many families of all ages. The home is zoned for Sunset High School and is less than 20 mins to downtown Portland and 30 mins to PDX Airport.

*Listing Courtesy of Mt Hood Realty, LLC*

Listings closest to the school (cont.)	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
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**2** 🕒 Pending *• Pending as of 4/29/2024* *MLS ID: 24014693*  
**5684 NW Skycrest Pkwy**      Single Family      5/3      2,444 sq ft      6,534      2000      \$749,900      N/A      \$307

Nestled in the highly sought-after neighborhood of Bethany, this roomy floor plan offers plenty of space for comfortable living. Boasting 4 bedrooms with the flexibility of an additional oversized 5th bedroom that could also serve as a media or family room, this well crafted home presents an opportunity to embrace comfort and convenience in one of the most coveted communities in the area. Retreat to the ample master suite featuring a generous walk-in closet, a well appointed ensuite bathroom with walk-in shower and soaking tub, providing a private sanctuary for relaxation and rejuvenation. The heart of the home, the updated kitchen is a cook's dream, boasting granite counters, stainless steel appliances, a double oven free standing range with an additional 3rd built in oven, a large pantry, and a substantial eat bar with tons of counterspace, perfect for casual dining and entertaining guests. Step outside to your own private entertainer's paradise, complete with a covered deck overlooking serene wooded greenspace, ideal for hosting gatherings or simply unwinding in nature's embrace. The fenced yard, fire pit area, sprinkler system, lush lawn, and mature landscaping add to the allure of outdoor living. A three-car tandem garage provides ample space for parking and storage, ensuring both convenience and functionality for busy households. Located in the esteemed Bethany neighborhood, renowned for its great parks, walking trails and close-knit community atmosphere. Enjoy the convenience of being within to desirable Jacob Wismer Elementary and Stoller Jr Hi, while also being just a short drive away from the vibrant dining and shopping options of Bethany Village. With easy access to Hwy 26 and the high-tech corridor, commuting to work or exploring the nearby attractions has never been more convenient.

*Listing Courtesy of Windermere West LLC*



**3** 🟢 Active *• New, Active: 6/7/2024* *MLS ID: 24504071*  
**14546 NW Salvia Ct**      Single Family      4/3      2,801 sq ft      8,276      1997      \$780,000      N/A      \$278

Stunning 4 bedrooms with a den Bethany home on cul de sac is truly a move-in-ready home as many improvements done already! It offers a lot of natural light, SS appliances, a wine fridge, washer and dryer, a 3-car garage, gas appliances, hardwood flooring throughout and much more! The gorgeous yard with a water feature is ideal for entertaining! Just blocks from Jacob Wismer and Stoller Middle School.

*Listing Courtesy of EM Realty Group*



**4** 🕒 Pending *• Pending as of 2/9/2023* *MLS ID: 23107710*  
**16716 SE Silver Falls Dr, #LT228**      Single Family      3/2      1,842 sq ft      -      2022      \$594,960      N/A      \$323

MOVE-IN READY! OPEN THURSDAY TO MONDAY 11-5 Find comfort & relaxation in the well thought out 1842 plan complete with fireplace, LARGE KITCHEN ISLAND & a separate dining room, a rare find in new construction. SPACIOUS PRIMARY SUITE W/SOAK TUB & two full bathrooms are located upstairs along with 2 additional bedrooms & laundry room. Amenities: POOL, COMMUNITY CENTER, WALKING/BIKING TRAILS, PLAY STRUCTURES, PICNIC AREAS, HORSESHOE PITS & NEARBY SHOPPING! Photos of model home. finishes vary

*Listing Courtesy of Holt Homes Realty, LLC*

## Listings closest to the school (cont.)

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
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5 Pending • Pending as of 5/29/2024 MLS ID: 24310992

**14261 NW Greenwood Dr** Single Family 5/3 3,528 sq ft 7,840 2001 \$889,698 N/A \$252

Beautifully Maintained One-Owner home in Highly Desirable Bethany Terrace. This home offers the perfect blend of Comfort and Elegance. The Main Floor boast extensive Engineered Hardwood Floors, the Great Room with Gas Fireplace is opened to the Gourmet Kitchen which is equipped with Slab Granite Counters, Stainless Steel Appliances, Soft Close Drawers and a Generous Eating Nook that offers Views of the Beautifully Landscaped Backyard and adjacent Greenspace. Main Floor Office/5th Bdrm with Built-ins adds flexibility to the floor plan. Generous Primary Suite features a Bayed Window which brings the outside in, Double Sinks, Tub and Separate Shower, the perfect spot to unwind after a long day. The HUGE Bonus Room with a Wall of Built-ins provides ample space for recreation and relaxation. Enjoy the peaceful yard that attracts a variety of birds, the yard has earned the Backyard Habitat Gold Certification meaning it promotes native plants, encourages pollinators and uses less water and requires less maintenance creating a healthier planet. The home has been updated with a Newer Roof, A/C and Furnace. Also, Solar Panels through Tesla, harness renewable energy and reduce energy costs. A rare 3 car garage completes this home. Serviced by Highly Sought After Schools and Easy Walk to Jacob Wismer Elementary and Stoller Middle. Jacob Wismer is introducing a Mandarin Dual Language program Fall 2024. Steps from Miles of Walking Trails. Convenient to Bethany Village, Major Highways, Major Employers and Just About Everything. If you are seeking Comfort, Style, Functionality and Convenience then You Will Not want to Miss this Opportunity!

*Listing Courtesy of ELEETE Real Estate*



6 Pending • Pending as of 6/1/2024 MLS ID: 24432679

**4855 NW Keenan Pl** Single Family 5/4 4,563 sq ft 10,454 2006 \$1,795,000 N/A \$393

Nestled in the trees at the end of a private drive, this home offers everything you need for every day life and special occasion entertaining. 5 bdrms + 3.5 baths + bonus rm + office + loft From the upscale features--gleaming walnut floors, luxurious wallpaper and window coverings, exceptional woodwork, high-end kitchen, and outdoor entertaining spaces that include an outdoor kitchen, fire pit are and putting green - to the pure function of this exquisite home, with two furnaces and AC's, three fireplaces, a three-car garage, and more, you know you've found a special place. Gourmet kitchen has a large island with prep sink, high-end appliances, double ovens, 2 dishwashers and bar area. Cozy up in the window seat in the primary next to the fireplace. The owner's suite bath is so luxurious you feel like you're in a spa. 5th bedroom is attached to the bonus room, perfect for guests. Large size mud room with built-in's, sink and slate flooring. Great for storage. Near walking trails, Bethany shopping and restaurants, Nike and Intel. This home is a must-see!

*Listing Courtesy of Keller Williams Realty Professionals*



7 Pending • Pending as of 5/22/2024 MLS ID: 24160553

**5565 NW Roanoke Ln** Single Family 5/7 4,871 sq ft 39,204 1964 \$2,650,000 N/A \$544

Exceptional, one of a kind custom-built estate on a .90-acre private retreat in Dogwood Park. Completely remodeled (down to the studs plus the top floor is completely new) in 2016/2017--over 4700 Sq Ft with carriage house, pool cabana, 2 sheds, large circular driveway and garage spaces for 6 cars! Truly, the best materials used - brand new Presidential TL roof, cedar shingles and cedar skirl siding, Renewal by Andersen Windows. Main house boasts vaulted ceilings with tongue & groove cedar & architectural reclaimed beams with hand cast metal brackets. Incredible craftsmanship throughout- handmade railings, light fixtures & more. Kitchen with antiqued granite countertops, copper sink, Wolf Range, Sub-Zero refrigerator & oversized island. Main level primary suite with spa like bathroom with steam shower & gorgeous walk-in closet. Outdoor living space with vaulted ceiling, skylights, built-in heaters, fireplace & gourmet kitchen. Stunning grounds including pond, water feature, meandering pathways with mature landscaping, large, heated pool & stone fire pit. Carriage house has an additional 827 sq ft of living space--perfect for in-laws, nanny or guests-plus 3 car garage. Washington County-great schools. Wismer/Stoller/Sunset.

*Listing Courtesy of The Agency Portland*



## Listings closest to the school (cont.)

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
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**8** ● Pending *\*Pending as of 4/28/2024* *MLS ID: 24343243*  
**5767 NW 137th Ave**      Single Family      5/6      5,765 sq ft      10,890      2023      \$2,450,000      N/A      \$425

Rare, luxury new construction home in Bethany's Hidden Meadows. Over 5,700sf on 0.25-acre lot located on quiet street surrounded by custom homes just minutes to Bethany Village. Stunning, Chef's kitchen with oversized island, slab quartz countertops and backsplash, Dacor gas range & stainless-steel refrigerator, freezer & wine cooler. This great room floorplan home features soaring ceilings, wide plank white oak hardwood floors, 3 levels, 5 bedrooms, 4.2 bathrooms, primary & guest suites on the main, oce, media room, rec room & stunning retractable walls of doors leading to the covered deck with replace, built-in BBQ, electric outdoor heaters & views. Amazing Storage with endless possibilities - golf simulator, custom wine cellar, etc. Oversized 4 car garage with epoxy flooring. Washington County & excellent schools - Jacob Wismer/Stoller/Sunset.

*Listing Courtesy of The Agency Portland*



**9** ● Active *\*Active: 2/1/2024* *MLS ID: 23072166*  
**13471 NW Bertani St**      Single Family      5/3      4,046 sq ft      5,662      2007      \$1,095,000      N/A      \$271

Best Value by far in Bethany, top rated schools & located close by Nike & Intel. Exceptional Arbor Heights traditional home featuring a sought-after floor plan with a main level bedroom and adjacent full bathroom. The Dunthorpe floor-plan includes a generous family room, gas fireplaces, built-ins, soaring high ceilings, and hand-scraped hardwoods, showcasing quality finishes throughout. The spacious kitchen boasts a granite island with a gas cooktop and grill, stainless steel appliances, a butler's pantry, and a nook with a slider to the backyard. The primary bath offers luxury with a jetted tub. The third floor introduces a second bonus room with skylights. This residence also includes a 3-car tandem garage and is conveniently located by a community pool and park, situated in a highly desirable neighborhood with access to top-notch schools.

*Listing Courtesy of Move Real Estate Inc*



**10** ● Active *\*Active: 5/1/2024* *MLS ID: 24697908*  
**14606 NW Sterling Ct**      Single Family      4/4      3,656 sq ft      5,227      2010      \$974,900      N/A      \$267

\*OPEN SUN (6/2) 1-3PM\* Spacious custom-built home by a Street of Dreams builder, nestled on a corner lot and ideally located near Bethany Village & Westside Regional Trail. Covered front porch welcomes you to the main level w/high ceilings & wide plank eng. hardwoods. Gorgeous open kitchen features SS appliances, pendant lighting over island, granite slab countertops, tile backsplash, and pantry. Main lvl great rm offers gas fireplace & beautiful views. Formal dining area has slider to covered deck. Convenient powder bath, utility/mud room, and access to 2 car garage on main. Upper lvl primary retreat, 2 additional bedrooms, hall bath, and versatile loft space. Lower lvl bonus room with kitchenette/wet bar, extra full BR & BA, slider to covered patio and fenced in backyard. Custom window treatments, pre plumbed for central vac, surround sound, and alarm system. The location cannot be beat with trails, shopping, restaurants, library, golf and top schools nearby. This home has it all!

*Listing Courtesy of Keller Williams Realty Professionals*



**11** ● Pending *\*Pending as of 3/2/2024* *MLS ID: 24586606*  
**14057 NW Gargany St**      Single Family      4/3      2,981 sq ft      4,356      2009      \$859,900      N/A      \$288

Introducing this spacious 4-bedroom, 3-bathroom home spanning over 2,981 square feet of living space. This property features a versatile office space and a vaulted bonus room, providing ample room for work and leisure. The Large vaulted bonus room could be an excellent playroom or media room. With its modern design and ample square footage, this home offers the perfect blend of functionality and style, making it an ideal choice for those seeking comfort and convenience. This beautiful property is perfectly located in the highly sought-after Bethany neighborhood with stunning views of neighboring farmland and offers an abundance of natural light. Wake up to nature through the large windows in the primary suite. The backyard is surrounded by Green space for quiet, privacy, and sense of peace. Located in a top-rated school district, this home is just a short drive from shopping, dining, and parks. Separate outlet installed for Electric Vehicle Power Station. Miles of nearby trails on 2 regional trails, with connections to numerous parks and playgrounds. Walk to highly rated Jacob Wismer Elementary & Stoller Middle Schools. Great neighborhood on quiet dead-end street. Minutes to Bethany Village. Low HOA

*Listing Courtesy of Keller Williams Realty Professionals*

Listings closest to the school (cont.)	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
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12 ● **Active** \*New, Active: 5/24/2024 MLS ID: 24325449

**14245 NW Eagleridge Ln** Single Family 4/3 2,527 sq ft 6,098 2000 \$839,900 N/A \$332

Make this outstanding 4 bedroom/2.5-bathroom home in highly sought after Oakridge Estates your new home! New roof in 2023! Newer exterior paint! Beautiful Brazilian Cherry wood floors flow from the entry through the kitchen and nook. Formal living/dining room has carpet & gas fireplace. Stunning Gourmet kitchen has cherry wood cabinets, granite counters, pantry, Stainless steel appliances, new gas stove, eat bar and nook. The nook has slider to the large patio and fenced back yard making it perfect for entertaining. Family room which is open to the kitchen has a gas fireplace. Spacious Luxurious Primary Suite has coved ceilings, private bathroom with dual sink vanity, jetted tub, shower, walk-in closet and water closet. The rest of the bedrooms are good size with bedrooms 3 & 4 having a window seat. The fenced back yard has garden beds & large patio. There is plenty of room to store your outdoor toys & garden tools in this 3-car garage. Light and bright and Move in Ready!

*Listing Courtesy of Berkshire Hathaway HomeServices NW Real Estate*



13 ● **Active** \*New, Active: 5/30/2024 MLS ID: 24003909

**16426 SW Cambridge Ln** Single Family 4/3 2,354 sq ft 4,791 2024 \$865,240 N/A \$368

SPECIAL DESIGN CENTER INCENTIVES! CALL FOR MORE INFO! Still time to select design finishes in our beautiful show room! The Anson floorplan is filled with quaint and cozy features while maintaining a large and spacious feel. The first floor of this home is something to get excited about! The kitchen is central to this home and is ideal for entertaining with its pass through window out to the patio, perfect for those summer barbeques. The main floor has a highly sought after bedroom and full bathroom as well as a study. On the upper floor privacy is created with the Primary Retreat with a super shower off to one side and the secondary bedrooms off to the other, separated by the laundry room. Don't miss your opportunity to build The Anson in our popular community of Durham Heights!

*Listing Courtesy of Weekley Homes LLC*



14 ● **Active** \*New, Active: 6/3/2024 MLS ID: 24217982

**14826 NW DeeJay Ln** Single Family 2/3 1,834 sq ft 2,613 1999 \$550,000 N/A \$300

Beautifully maintained community of common-wall homes. Blocks to shopping, dining, school, parks and recreation with easy access to miles of trails. Short drive to Intel, Nike, and the Sunset Corridor. Easy care living with front yard maintained for you, enclosed private patio/garden perfect for outdoor living / entertaining, and pets. Living and dining room with soaring ceiling and dramatic sweeping staircase to upper floor primary suite, guest bedroom, and study/home office. New furnace/central air/water heater, windows replaced by Anderson.

*Listing Courtesy of Windermere Realty Trust*



15 ● **Active** \*Active: 2/22/2024 MLS ID: 24267300

**13248 NW Greenwood Dr** Single Family 6/4 3,653 sq ft 5,662 2017 \$1,199,900 N/A \$328

Territorial views in the sought after Arbor Heights neighborhood! Prepare to be impressed by all of the extras in this beautifully cared for home. High end finishes including Crown Molding, Wainscoting, Built-ins and Hunter Douglas Blinds/shades. Plenty of room for family and guests with 6 bedrooms (one could be an office) and 4 full baths. One bedroom and full bath on the main. The formal dining room greets you and butler's pantry connects you to the open concept Gourmet kitchen, nook and spacious family room with built-ins and tall windows that fill the room with light. The kitchen boasts high end Kitchen Aid appliances, cook island with 6 burner commercial style cooktop, large vent hood and eating bar, built-in convection oven and microwave, GE Refrigerator, Granite counters and lots of counter space. Upstairs there are 3 bedrooms, the laundry room large linen closet and the Primary Suite. The Primary Suite is an luxurious retreat with tray ceiling with cove lighting, large windows to enjoy the view and a spa-like bath with soaking tub, walk-in shower, dual vanity and large walk-in closet. The lower level is where you'll find the media/game room for entertaining or enjoying movie night with the family by the cozy fireplace with built-ins, also a bedroom and full bath. The 2 Trex decks are a great place to spend Summer evenings. The upper deck has gas hookup and water. Central AC, Central Vac, Wrought iron railing and terraced steps along the side of the house are just some of the extras. Have fun at the Arbor Heights Community pool and the playground/sheltered area for parties or barbecues. Convenient to shopping/restaurants at Bethany Village, Hi tech corridor and Rock Creek trails. Great Bethany schools. Call to see this home today!

*Listing Courtesy of Oregon First*

## Listings closest to the school (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
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16 ● **Active** \*New, Active: 5/30/2024 *MLS ID: 24320708*

**14950 NW Vance Dr**      Single Family      5/4      3,329 sq ft      6,969      2001      \$975,000      N/A      \$293

Welcome to your dream home in the picturesque Bethany area! Prepare to be captivated by the breathtaking panoramic views of majestic mountains and serene territorial vistas, visible from the expansive deck and every south-facing bedroom window. Step inside to discover a grand two-story entry, leading to a family room adorned with soaring ceilings, creating an atmosphere of openness and grandeur. This spacious three-level home offers a sanctuary of comfort and style, beginning with the primary suite featuring a vaulted ceiling, walk-in closet, and a luxurious bathroom, all complemented by sweeping views that greet you each morning. With a total of 5 bedrooms and 3.5 bathrooms, this home offers ample space for family and guests alike. Upgraded granite countertops, hardwood floors, and oak cabinets adorn the kitchen, making it a chef's delight. Entertain with ease in the spacious media/game room located in the basement, perfect for gatherings or quiet evenings in. Storage is plentiful, including a full-height floored attic accessible through the primary bedroom closet. Outside, enjoy the expansive backyard and two decks, offering plenty of space for outdoor activities and relaxation. A utility room on the lower level provides convenience. With easy access to top-rated schools and a high-tech corridor, this home offers the perfect blend of luxury and convenience.

*Listing Courtesy of Redfin*



17 ● **Pending** \*Pending as of 5/28/2024 *MLS ID: 24537642*

**14193 NW Meadowridge Dr**      Single Family      4/3      3,409 sq ft      6,969      2000      \$1,039,900      N/A      \$305

Oakridge Estates on beautiful corner lot. Over 3,400 Sq Ft with main level bedroom & full bathroom. Dramatic two-story entry with sweeping staircase, formal living room & dining room. Gourmet kitchen with granite countertops, island and sunny eating nook opens to great room with gas fireplace & wall of windows. Primary suite retreat features sitting room with gas fireplace, remodeled spa-like bathroom & double walk-in closets. Incredible covered outdoor living area with stamped concrete, vaulted tongue and groove cedar ceiling, skylights and lush landscaping designed by landscape architect. Neighborhood park, tennis courts and walking trails. Great Schools- Findley/Tumwater/Sunset.

*Listing Courtesy of The Agency Portland*



18 ● **Pending** \*Pending as of 6/6/2024 *MLS ID: 24075336*

**13200 NW Greenwood Dr**      Single Family      4/4      3,869 sq ft      6,098      2016      \$1,099,000      N/A      \$284

Built in 2016, soaring views in the sought after Arbor Heights/Bethany Ridge! 3,869 Sqft. 4 Bedrooms + Bonus, 3.5 Bathrooms, tons of natural light throughout all three levels. All decks are facing south. Formal dining and family room on the main, open concept gourmet kitchen and gaint cooking island with 5 burners cooktop. Luxurious master suite features spa like bathroom with soaking tub, walk-in shower and large walk-in closet. Daylight lower level complete with separate living space featuring a wet bar, bedroom, and full bath. Fully fenced back yard with lush lawn, sprinkler system. This home is an entertainers delight! Close to top-rated schools, freeways, parks & trails, Bethany Village, PCC Rock Creek, 5 miles to Nike World Headquarters and 20 minutes to Intel Hillsboro. This home truly offers the best of both worlds. Don't miss your chance to make this Bethany beauty your own - schedule a showing today!

*Listing Courtesy of MORE Realty*



19 ● **Active** \*Active: 10/7/2023 *MLS ID: 23497195*

**13450 NW Springville Ln**      Single Family      3/3      3,220 sq ft      114,998      1983      \$2,190,000      N/A      \$680

This 2.64 acre property is located within WA County, at the edge of the UGB. Zoned R-6, the property is unique - one of the last remaining farm properties in Portland that still retains beauty and peacefulness of the countryside. The existing home offers an incredible remodeling opportunity. Situated on a quiet pristine hillside site it is currently a portion of an active 46 acre farm. Full of native oak and fir trees, this property has pastoral qualities with views of adjacent farmland and Forest Park. Located just minutes from the amenities of Bethany & Tanasbourne shopping, and within a 10 mile radius of NW 23rd, downtown Portland, Nike, Intel, and many Forest Park Trailheads.

*Listing Courtesy of RE/MAX Equity Group*

Listings closest to the school (cont.)	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
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20 ● **Active** • Active: 4/10/2024 *MLS ID: 24257881*

**15050 NW Vance Dr**      Single Family      5/3      2,690 sq ft      6,969      2001      \$860,000      N/A      \$320

Beautiful And Well Maintained Home In Wismer Ridge! Light & Bright, Warm and Inviting! North Facing & Southern Exposure In The Back. 2690SF 4 Bedrooms/ Bonus Room & 2.1 Baths, New Carpet w/8lb Pad, High Ceiling, Newer Hardwood Floors, Formal Dining Room w/ Wainscot & Window Seat, Kitchen Features Granite Counter, Stainless Steel Appliances, Gas Range, Bi-Microwave, Bi Oven, Bi-Dishwasher, Eating Bar, Pendant Lights, Large Walk-in Pantry, Bi-Computer Desk, Breakfast Nook, Floor To Ceiling Great Room w/ Wall Of Windows For Natural Lighting, Gas Fireplace, Large Primary Suite, Dual Vanity Sinks, Step-in Shower, Jetted Tub, Walk-in Closet, Cover Ceiling, Spacious Bedrooms, Hall Bath With Skylights, Laundry Room w/ Cabinets and Utility Sink, Washer/Dry, Storage Room, 3 Car Wide Garage, AC, Fenced Low Maintenance Backyard, Wrap Around Deck With A View, Sprinkler System, Schools: Jacob Wismer, Stoller, Sunset.

*Listing Courtesy of John L. Scott*

## About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



## About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



## Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

## Learn more

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