

Single Family Residence

RESIDENTIAL

4425 RUSTIC RIDGE DR

MCKINNEY, TX 75071

\$529,701 TopHap Estimate · \$155 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,420 ft²

LIVING AREA

2024

YEAR BUILT

2

STORIES

VALUATION

\$530K

\$489K low

\$570K high

Est. Owner Equity

\$0

Loan-to-Value

98%

TAX & ASSESSMENT

Property Tax	\$2,211 (2024)
Assessed Value	\$455,260
Previous Assessed	\$124,800
Assessor Market Value	\$455,260

PROPERTY FACTS

Property Type	Single Family Residence
County	Collin

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 31, 2026	Financing	Special Warranty Deed			
Jan 30, 2025	Financing	Venders Lien			\$617K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lizzie Nell Cundiff McClure Elementary School	Elementary	KG–5	1.5 mi
McKinney North High School	High	9–12	1.9 mi
Scott Morgan Johnson Middle School	Middle	6–8	2.3 mi

District: McKinney Independent School District

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 75071

47 CRIME INDEX	102 AIR POLLUTION	73,633 POPULATION	\$129K MEDIAN IN-COME	64°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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