

Single Family Residence **RESIDENTIAL**
TX



3
BEDS

2
BATHS

1,440 ft²
LIVING AREA

4,225 ft²
LOT SIZE

2024
YEAR BUILT

1
STORIES

1
PARKING

TAX & ASSESSMENT

Property Tax	\$63 (2024)
Assessed Value	\$227,591
Previous Assessed	\$19,951
Assessor Market Value	\$227,591

PROPERTY FACTS

Property Type	Single Family Residence
County	Guadalupe
Lot (acres)	0.10
Construction	Brick

Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached

Porch · 44 ft²

CLIMATE RISK

10
FLOOD

49
WILDFIRE

99
HEAT

47
STORM

30
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 10, 2025	Financing	Intrafamily Transfer			
Aug 12, 2024	Financing	Venders Lien			\$186K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Clear Spring Elementary School	Elementary	PK–5	0.5 mi
Canyon Middle School	Middle	6–8	4.0 mi
Canyon High School	High	9–12	4.3 mi

District: Comal 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.

OWNERSHIP

Occupancy

Absentee owner