

Single Family Residence **RESIDENTIAL**

1340 RIVA RIDGE DR

LEANDER, TX 78641

\$758,847 TopHap Estimate · \$254 / ft² · confidence 89 · as of Jul 14, 2026



3
BEDS

4
BATHS

2,983 ft²
LIVING AREA

2023
YEAR BUILT

VALUATION

\$759K

\$678K low

\$840K high

Est. Owner Equity

\$246,847

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$5,763 (2025)
Assessed Value	\$790,061
Previous Assessed	\$790,061
Assessor Market Value	\$790,061

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes

Porch · 598 ft²

CLIMATE RISK

36
FLOOD

62
WILDFIRE

100
HEAT

46
STORM

46
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 5, 2024	Financing	Venders Lien			\$512K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
North Elementary School	Elementary	PK–5	0.3 mi
Glenn High School	High	9–12	2.2 mi
Wiley Middle School	Middle	6–8	3.7 mi

District: Leander 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 78641

64 CRIME INDEX	80 AIR POLLUTION	94,325 POPULATION	\$118K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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