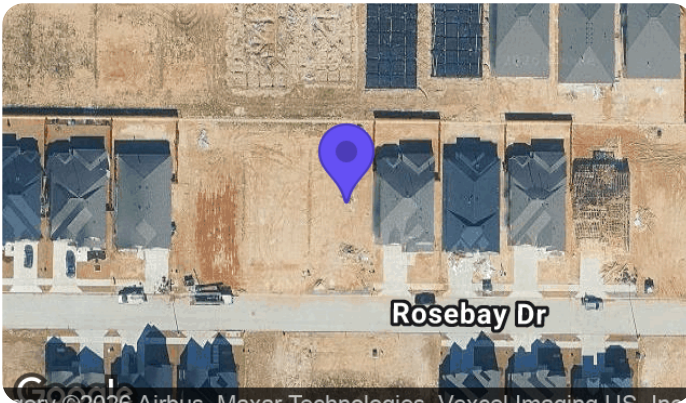
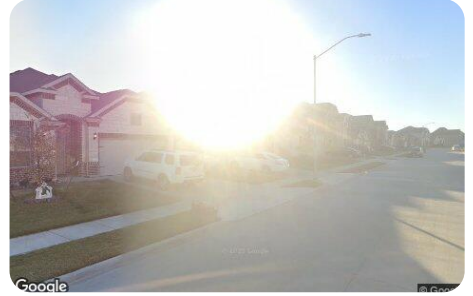


Single Family Residence **RESIDENTIAL**

1149 ROSEBAY DR

JUSTIN, TX 76247

\$405,689 TopHap Estimate · \$185 / ft² · confidence 95 · as of Jul 14, 2026



2,189 ft²
LIVING AREA

0.14 ac
LOT SIZE

2024
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$406K

\$384K low

\$428K high

Est. Owner Equity

\$6,017

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$1,434 (2024)
Assessed Value	\$365,824
Previous Assessed	\$365,824
Assessor Market Value	\$365,824

PROPERTY FACTS

Property Type	Single Family Residence
County	Denton
Lot (acres)	0.14
Garage	Garage, Attached

Porch · 134 ft²

CLIMATE RISK

64 FLOOD	62 WILDFIRE	93 HEAT	49 STORM	100 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

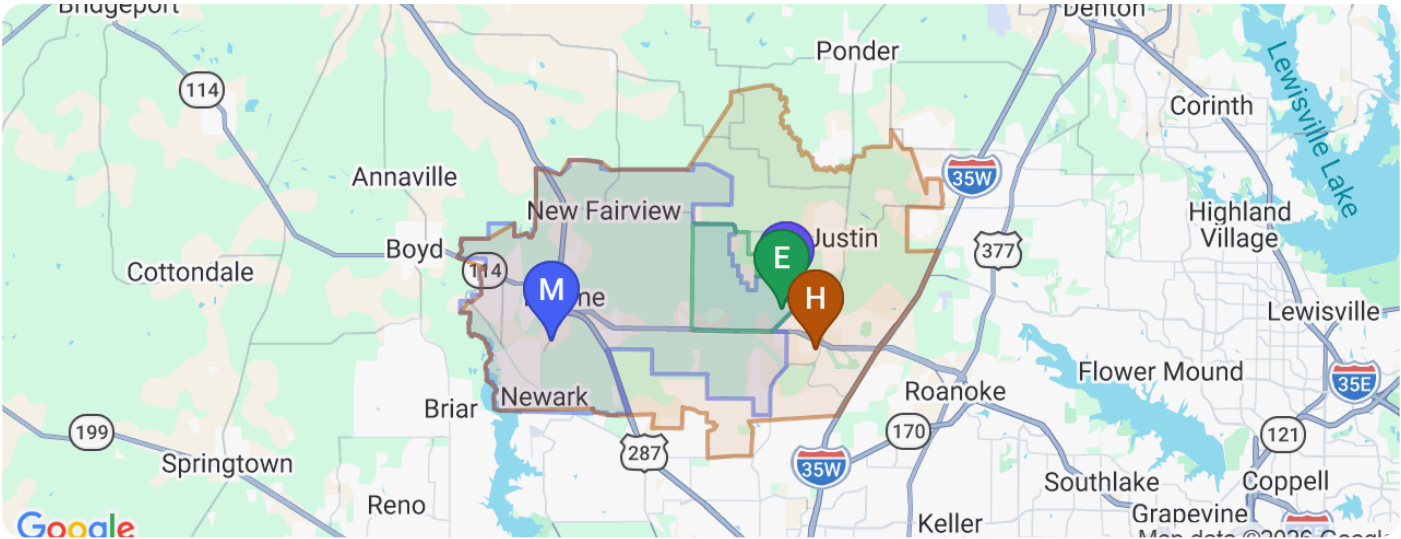
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 30, 2024	Financing	Venders Lien			\$400K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Alan & Andra Perrin Elementary School	Elementary	EE–5	1.8 mi
Northwest High School	High	9–12	2.1 mi
Chisholm Trail Middle School	Middle	6–8	8.7 mi

District: Northwest 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 76247

55 CRIME INDEX	102 AIR POLLUTION	21,828 POPULATION	\$110K MEDIAN IN-COME	65°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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