

Condominium

RESIDENTIAL

540 RIVER RUN

NEW BRAUNFELS, TX 78132

\$545,143 TopHap Estimate · \$387 / ft² · confidence 92 · as of Jul 14, 2026



1,410 ft²
LIVING AREA

7.76 ac
LOT SIZE

2016
YEAR BUILT

1
STORIES

VALUATION

\$545K

\$499K low

\$591K high

Est. Owner Equity

\$53,143

Loan-to-Value

93%

TAX & ASSESSMENT

Assessed Value	\$615,595
Previous Assessed	\$615,595
Assessor Market Value	\$615,595

PROPERTY FACTS

Property Type	Condominium
County	Comal
Lot (acres)	7.76
Foundation	Mat/Raft Foundation (Slab)
Roof	Metal
Heating	Central
Cooling	Central

Elevator

Porch · 5,231 ft²

CLIMATE RISK

67
FLOOD

63
WILDFIRE

97
HEAT

47
STORM

30
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 28, 2024	Financing	Venders Lien			\$492K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mountain Valley Middle School	Middle	6–8	0.4 mi
Mountain Valley Elementary School	Elementary	PK–5	1.5 mi
Canyon Lake High School	High	9–12	7.4 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.

NEIGHBORHOOD · ZIP 78132

58 CRIME INDEX	87 AIR POLLUTION	50,562 POPULATION	\$124K MEDIAN IN-COME	68°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.