

Single Family Residence **RESIDENTIAL**

8618 COLUMBIA FALLS DR

ROUND ROCK, TX 78681

\$445,370 TopHap Estimate · \$238 / ft² · confidence 92 · as of Jul 14, 2026



2

BATHS

1,872 ft²

LIVING AREA

0.2 ac

LOT SIZE

1998

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$445K

\$412K low

\$479K high

Est. Owner Equity

\$224,570

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$7,650 (2025)
Assessed Value	\$469,380
Previous Assessed	\$469,380
Assessor Market Value	\$469,380

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 318 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fern Bluff Elementary School	Elementary	PK–5	0.5 mi
Round Rock High School	High	9–12	1.8 mi
Chisholm Trail Middle School	Middle	6–8	1.8 mi

District: Round Rock 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 78681

44 CRIME INDEX	86 AIR POLLUTION	72,545 POPULATION	\$127K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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