

Duplex (2 Units, Any Combination) **RESIDENTIAL**

# 4019 ROSWELL ST

DALLAS, TX 75219



**3**

BEDS

**4**

BATHS

**2,486 ft<sup>2</sup>**

LIVING AREA

**4,036 ft<sup>2</sup>**

LOT SIZE

**1924**

YEAR BUILT

**3**

STORIES

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$8,359 (2024)</b> |
| Assessed Value        | <b>\$392,640</b>      |
| Previous Assessed     | <b>\$374,020</b>      |
| Assessor Market Value | <b>\$392,640</b>      |

## PROPERTY FACTS

|               |                                          |
|---------------|------------------------------------------|
| Property Type | <b>Duplex (2 Units, Any Combination)</b> |
| County        | <b>Dallas</b>                            |
| Lot (acres)   | <b>0.09</b>                              |

|              |                     |
|--------------|---------------------|
| Construction | Frame (Unspecified) |
| Foundation   | Pier/Post & Beam    |
| Roof         | Composition Shingle |
| Heating      | Central             |
| Cooling      | Central             |
| Fireplace    | Yes                 |
| Garage       | Garage, Detached    |
| Pool         | No                  |

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED          | PRICE | \$/FT² | LOAN   |
|--------------|-------------------|---------------|-------|--------|--------|
| Jul 29, 2025 | Financing         | Venders Lien  |       |        | \$567K |
| Jul 1, 2016  | Financing         | Venders Lien  |       |        | \$228K |
| May 19, 2010 | Recorded document | Warranty Deed |       |        |        |
| Apr 21, 2006 | Financing         | Warranty Deed |       |        | \$165K |
| Sep 20, 2002 | Recorded document | Grant Deed    |       |        |        |
| Apr 6, 1999  | Financing         | Grant Deed    |       |        | \$102K |

## ASSIGNED SCHOOLS

| SCHOOL                                     | LEVEL      | GRADES | DISTANCE |
|--------------------------------------------|------------|--------|----------|
| Esperanza "Hope" Medrano Elementary School | Elementary | EE–5   | 0.9 mi   |
| North Dallas High School                   | High       | 9–12   | 0.9 mi   |
| Thomas J. Rusk Middle School               | Middle     | 6–8    | 1.6 mi   |

District: Dallas 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 75219

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>171</b><br>CRIME INDEX | <b>102</b><br>AIR POLLUTION | <b>25,567</b><br>POPULATION | <b>\$92K</b><br>MEDIAN IN-COME | <b>66°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|