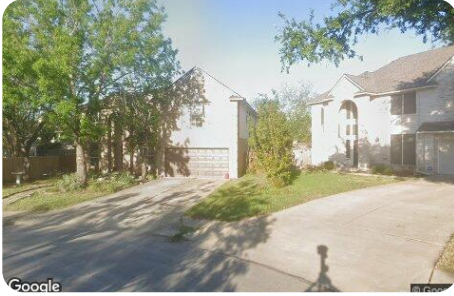


Single Family Residence **RESIDENTIAL**

1803 SPRINGWATER DR

ROUND ROCK, TX 78681

\$714,820 TopHap Estimate · \$213 / ft² · confidence 93 · as of Jul 14, 2026



3

BATHS

3,356 ft²

LIVING AREA

0.17 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$715K

\$666K low

\$763K high

Est. Owner Equity

\$119,820

Loan-to-Value

88%

TAX & ASSESSMENT

Property Tax	\$4,020 (2025)
Assessed Value	\$631,709
Previous Assessed	\$631,709
Assessor Market Value	\$631,709

PROPERTY FACTS

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

Patio · 95 ft²

Porch · 220 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 17, 2025	Financing	Intrafamily Transfer			\$595K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Round Rock High School	High	9–12	0.4 mi
Chisholm Trail Middle School	Middle	6–8	0.8 mi
Fern Bluff Elementary School	Elementary	PK–5	1.0 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	Owner occupied
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