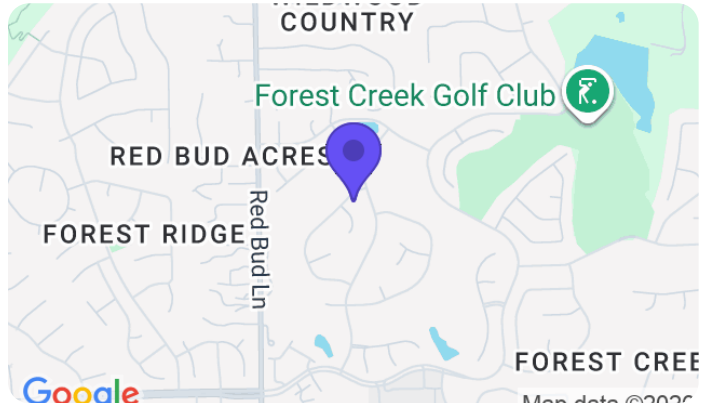
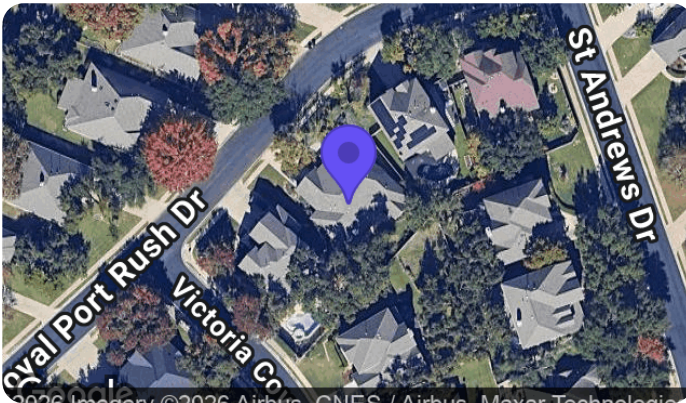


Single Family Residence **RESIDENTIAL**

# 3774 ROYAL PORT RUSH DR

ROUND ROCK, TX 78664

**\$621,353** TopHap Estimate · \$202 / ft<sup>2</sup> · confidence 98 · as of Jul 14, 2026



**2**  
BATHS

**3,071 ft<sup>2</sup>**  
LIVING AREA

**0.21 ac**  
LOT SIZE

**1995**  
YEAR BUILT

**1**  
STORIES

**2**  
PARKING

## VALUATION

**\$621K**

\$610K low

\$632K high

Est. Owner Equity

**\$141,353**

Loan-to-Value

**77%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$9,495 (2025) |
| Assessed Value        | \$618,331      |
| Previous Assessed     | \$618,331      |
| Assessor Market Value | \$618,331      |

## PROPERTY FACTS

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

Deck · 291 ft²

Patio · 97 ft²

Porch · 141 ft²

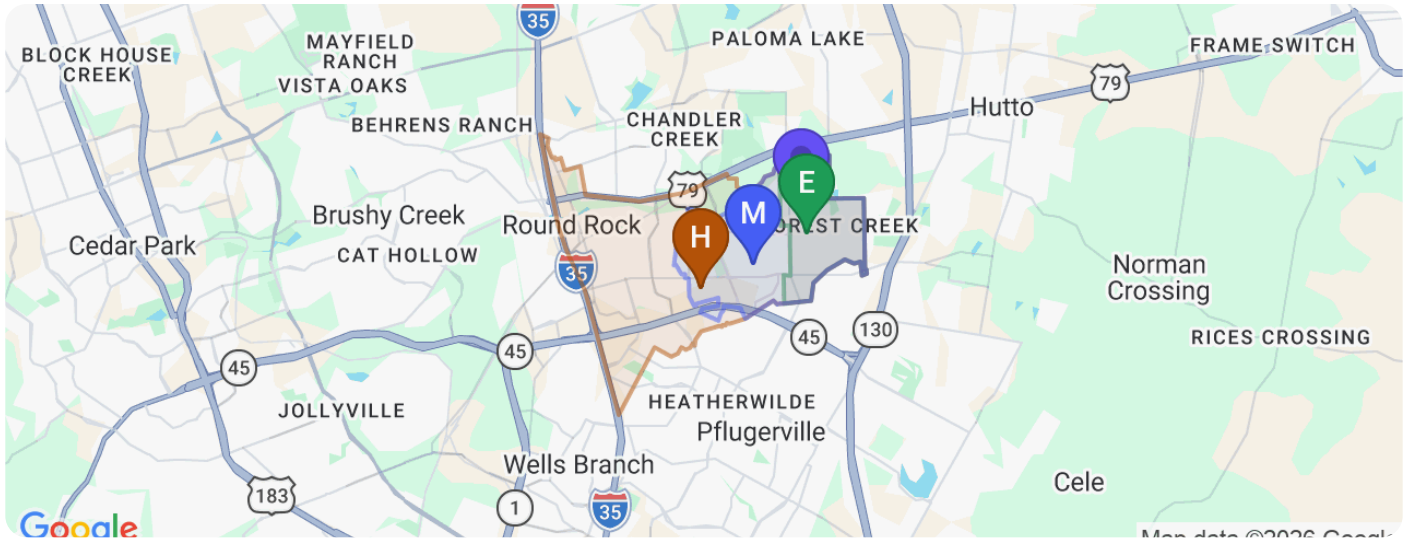
## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                 | PRICE | \$/FT² | LOAN   |
|--------------|-------------------|----------------------|-------|--------|--------|
| Jul 22, 2021 | Financing         | Venders Lien         |       |        | \$480K |
| Aug 28, 2020 | Financing         | Intrafamily Transfer |       |        | \$239K |
| Dec 23, 2016 | Recorded document | Warranty Deed        |       |        |        |
| Mar 14, 2016 | Financing         | Venders Lien         |       |        | \$325K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Forest Creek Elementary School | Elementary | KG–5   | 0.5 mi   |
| Ridgeview Middle School        | Middle     | 6–8    | 1.4 mi   |
| Cedar Ridge High School        | High       | 9–12   | 2.4 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 78664

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>87</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>72,016</b><br>POPULATION | <b>\$88K</b><br>MEDIAN IN-COME | <b>67°F</b><br>AVG TEMP | <b>60%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

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