

Single Family Residence **RESIDENTIAL**

# 8400 LAUGHING WATER LN

ROUND ROCK, TX 78681

**\$499,983** TopHap Estimate · \$227 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**2**  
BATHS

**2,198 ft<sup>2</sup>**  
LIVING AREA

**0.23 ac**  
LOT SIZE

**1996**  
YEAR BUILT

**1**  
STORIES

**2**  
PARKING

## VALUATION

**\$500K**

\$484K low

\$516K high

Est. Owner Equity

**\$216,448**

Loan-to-Value

**56%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,530 (2025) |
| Assessed Value        | \$532,436      |
| Previous Assessed     | \$532,436      |
| Assessor Market Value | \$532,436      |

## PROPERTY FACTS

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

Porch · 396 ft²

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 54<br>FLOOD | 44<br>WILDFIRE | 99<br>HEAT | 48<br>STORM | 46<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-------|--------|--------|
| Jan 24, 2020 | Financing | Venders Lien        |       |        | \$300K |
| May 15, 2014 | Financing | Venders Lien        |       |        | \$214K |
| Apr 28, 2008 | Quitclaim | Quit Claim Transfer |       |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Fern Bluff Elementary School | Elementary | PK–5   | 0.2 mi   |
| Round Rock High School       | High       | 9–12   | 1.5 mi   |
| Chisholm Trail Middle School | Middle     | 6–8    | 1.6 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

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>44</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>72,545</b><br>POPULATION | <b>\$127K</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> |
|-----------|-----------------------|