

Single Family Residence **RESIDENTIAL**

2701 RANCHVIEW DR

RICHARDSON, TX 75082

\$823,548 TopHap Estimate · \$178 / ft² · confidence 97 · as of Jul 14, 2026



4,634 ft²
LIVING AREA

2000
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$824K

\$795K low

\$852K high

Est. Owner Equity

\$508,348

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$10,567 (2024)
Assessed Value	\$737,442
Previous Assessed	\$742,856
Assessor Market Value	\$737,442

PROPERTY FACTS

Property Type	Single Family Residence
County	Collin
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	Yes

Porch · 181 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 19, 2010	Financing	Warranty Deed			\$315K
Jul 3, 2003	Financing	Grant Deed			\$80K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Miller Elementary School	Elementary	KG–5	0.5 mi
Murphy Middle School	Middle	6–8	2.6 mi
Plano East Senior High School	High	11–12	4.1 mi

District: Plano 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 75082

70 CRIME INDEX	103 AIR POLLUTION	31,543 POPULATION	\$121K MEDIAN IN-COME	65°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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