

Duplex (2 Units, Any Combination)

RESIDENTIAL

TX



1,920 ft²
LIVING AREA

0.37 ac
LOT SIZE

1983
YEAR BUILT

1
STORIES

2
PARKING

TAX & ASSESSMENT

Property Tax	\$1,037 (2024)
Assessed Value	\$300,300
Previous Assessed	\$327,300
Assessor Market Value	\$300,300

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	Guadalupe
Lot (acres)	0.37
Construction	Brick

Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Patio · 24 ft²

Porch · 48 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 15, 2024	Financing	Venders Lien			\$233K
Aug 6, 2012	Financing	Warranty Deed			\$215K
Sep 30, 2009	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Clear Spring Elementary School	Elementary	PK–5	1.1 mi
Canyon Middle School	Middle	6–8	4.2 mi
Canyon High School	High	9–12	4.3 mi

District: Comal 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.

OWNERSHIP

Occupancy	Absentee owner
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