

Single Family Residence

RESIDENTIAL

7598 RIVER RIDGE DR

COLLEGE STATION, TX 77845

\$877,206

TopHap Estimate · \$220 / ft² · confidence 92 · as of Jul 14, 2026



3,984 ft²

LIVING AREA

2.4 ac

LOT SIZE

2001

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$877K

\$806K low

\$948K high

Est. Owner Equity

\$597,206

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$9,224 (2024)
Assessed Value	\$776,795
Previous Assessed	\$706,177
Assessor Market Value	\$893,269

PROPERTY FACTS

Property Type	Single Family Residence
County	Brazos
Lot (acres)	2.40
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Porch · 1,520 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wellborn Middle School	Middle	7–8	3.3 mi
River Bend Elementary School	Elementary	PK–4	4.6 mi
A&M Consolidated High School	High	9–12	6.5 mi

District: College Station 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 77845

65 CRIME INDEX	103 AIR POLLUTION	73,323 POPULATION	\$94K MEDIAN IN-COME	68°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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