

Single Family Residence **RESIDENTIAL**

3103 RIVER FOREST DR

RICHMOND, TX 77406

\$1,535,440 TopHap Estimate · \$328 / ft² · confidence 90 · as of Jun 23, 2026



4
BEDS

4
BATHS

4,687 ft²
LIVING AREA

1.79 ac
LOT SIZE

2021
YEAR BUILT

3
PARKING

VALUATION

\$1.5M

\$1.4M low

\$1.7M high

Est. Owner Equity

\$675,240

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$19,497 (2025)
Assessed Value	\$1,421,561
Previous Assessed	\$1,421,561
Assessor Market Value	\$1,421,561

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	1.79
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Pool W/Hot Tub/Spa

Outdoor kitchen

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 29, 2021	Financing	Venders Lien			\$846K
May 29, 2020	Financing	Venders Lien			\$183K
May 2, 2013	Financing	Warranty Deed			\$156K
Aug 9, 2012	Financing	Warranty Deed			\$167K
Aug 14, 2008	Financing	Warranty Deed			\$328K
Apr 28, 2006	Financing	Warranty Deed			\$228K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Briscoe Junior High School	Middle	7–8	1.8 mi
Foster High School	High	9–12	1.9 mi
Frost Elementary School	Elementary	KG–5	3.3 mi

District: Lamar Consolidated 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 77406

69 CRIME INDEX	85 AIR POLLUTION	70,172 POPULATION	\$136K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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