

Single Family Residence

RESIDENTIAL

409 CANYON RIDGE DR

RICHARDSON, TX 75080

\$609,599 TopHap Estimate · \$281 / ft² · confidence 93 · as of Jul 14, 2026



2,168 ft²
LIVING AREA

1968
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$610K

\$568K low

\$652K high

Est. Owner Equity

\$3,349

Loan-to-Value

100%

TAX & ASSESSMENT

Property Tax	\$11,415 (2024)
Assessed Value	\$649,621
Previous Assessed	\$628,856
Assessor Market Value	\$649,621

PROPERTY FACTS

Property Type	Single Family Residence
County	Collin
Construction	Frame (Unspecified)
Foundation	Pier/Post & Beam
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 264 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 9, 2025	Financing	Venders Lien			\$606K
Feb 3, 2023	Financing	Venders Lien			\$500K
May 17, 2022	Financing	Venders Lien			\$360K
Mar 3, 2022	Financing	Executors Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Aldridge Elementary School	Elementary	KG–5	0.5 mi
Wilson Middle School	Middle	6–8	1.7 mi
Plano Senior High School	High	11–12	3.1 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 75080

102 CRIME INDEX	105 AIR POLLUTION	59,499 POPULATION	\$93K MEDIAN IN-COME	65°F AVG TEMP	62% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------