

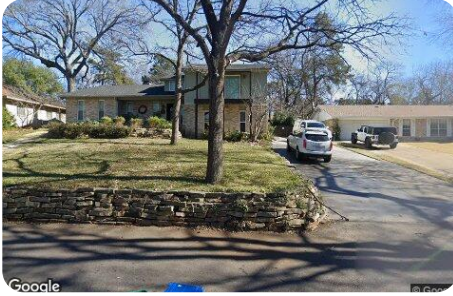
Single Family Residence

RESIDENTIAL

1226 RIDGE ROCK LN

DUNCANVILLE, TX 75116

\$317,784 TopHap Estimate · \$163 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,946 ft²

LIVING AREA

0.36 ac

LOT SIZE

1974

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$318K

\$303K low

\$333K high

Est. Owner Equity

\$229,784

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$4,850 (2024)
Assessed Value	\$321,130
Previous Assessed	\$303,560
Assessor Market Value	\$321,130

PROPERTY FACTS

Property Type	Single Family Residence
County	Dallas
Lot (acres)	0.36
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 9, 2011	Financing	Venders Lien			\$88K
Oct 26, 1998	Financing	Grant Deed			\$57K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bilhartz Elementary School	Elementary	PK-5	0.7 mi
Duncanville High School	High	9-12	0.9 mi
Kennemer Middle School	Middle	6-8	2.3 mi

District: Duncanville 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 75116

72 CRIME INDEX	105 AIR POLLUTION	21,642 POPULATION	\$61K 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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