

Single Family Residence **RESIDENTIAL**

1906 BALSAM WAY

ROUND ROCK, TX 78665

\$296,460 TopHap Estimate · \$171 / ft² · confidence 98 · as of Jun 23, 2026



2

BATHS

1,735 ft²

LIVING AREA

0.14 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$296K

\$291K low

\$302K high

Est. Owner Equity

\$296,460

TAX & ASSESSMENT

Property Tax	\$5,641 (2025)
Assessed Value	\$328,886
Previous Assessed	\$328,886
Assessor Market Value	\$328,886

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Lot (acres)	0.14
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 100 ft²

Porch · 24 ft²

CLIMATE RISK

1
FLOOD

48
WILDFIRE

99
HEAT

49
STORM

46
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 8, 2023	Financing	Intrafamily Transfer			
Dec 17, 2021	Financing	Venders Lien			\$323K
Oct 1, 2021	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Double File Trail Elementary School	Elementary	PK–5	0.5 mi
Stony Point High School	High	9–12	0.7 mi
Hernandez Middle School	Middle	6–8	1.0 mi

District: Round Rock 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 78665

50 CRIME INDEX	86 AIR POLLUTION	68,564 POPULATION	\$113K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
--------------------------------------	--	---	---	-------------------------------------	------------------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	----------------