

Single Family Residence **RESIDENTIAL**

# 1306 SOLITAIRE

ROUND ROCK, TX 78665

**\$301,346** TopHap Estimate · \$186 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**2**

BATHS

**1,617 ft<sup>2</sup>**

LIVING AREA

**0.15 ac**

LOT SIZE

**1997**

YEAR BUILT

**1**

STORIES

**1**

PARKING

## VALUATION

**\$301K**

\$281K low

\$322K high

Est. Owner Equity

**\$215,396**

Loan-to-Value

**28%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,685 (2025) |
| Assessed Value        | \$333,037      |
| Previous Assessed     | \$333,037      |
| Assessor Market Value | \$333,037      |

## PROPERTY FACTS

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

Patio · 136 ft²

Porch · 48 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE | \$/FT² | LOAN  |
|--------------|-----------|---------------|-------|--------|-------|
| Jun 30, 2006 | Financing | Warranty Deed |       |        | \$98K |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| Caldwell Heights Elementary School | Elementary | PK–5   | 0.5 mi   |
| Hopewell Middle School             | Middle     | 6–8    | 0.7 mi   |
| Stony Point High School            | High       | 9–12   | 2.0 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

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

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|