

Single Family Residence **RESIDENTIAL**

1604 BRUSHY BEND DR

ROUND ROCK, TX 78681

\$548,568 TopHap Estimate · \$305 / ft² · confidence 90 · as of Jul 14, 2026



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BATHS

1,798 ft²

LIVING AREA

0.74 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$549K

\$492K low

\$605K high

Est. Owner Equity

\$548,568

TAX & ASSESSMENT

Property Tax	\$1,316 (2025)
Assessed Value	\$571,280
Previous Assessed	\$520,464
Assessor Market Value	\$571,280

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Lot (acres)	0.74
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 56 ft²

CLIMATE RISK

91 FLOOD	51 WILDFIRE	99 HEAT	48 STORM	46 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Brushy Creek Elementary School	Elementary	PK–5	1.1 mi
Cedar Valley Middle School	Middle	6–8	2.4 mi
Round Rock High School	High	9–12	3.1 mi

District: Round Rock Independent School District



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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 78681

44 CRIME INDEX	86 AIR POLLUTION	72,545 POPULATION	\$127K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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