

Single Family Residence **RESIDENTIAL**

# 3801 EAGLE WAY

ROUND ROCK, TX 78681

**\$645,596** TopHap Estimate · \$245 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**2**

BATHS

**2,633 ft<sup>2</sup>**

LIVING AREA

**0.55 ac**

LOT SIZE

**1980**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$646K**

\$593K low

\$699K high

Est. Owner Equity

**\$535,596**

Loan-to-Value

**18%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$8,523 (2025) |
| Assessed Value        | \$602,373      |
| Previous Assessed     | \$598,010      |
| Assessor Market Value | \$602,373      |

## PROPERTY FACTS

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

Deck · 270 ft²

Porch · 36 ft²

Sports court

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                   | PRICE | \$/FT² | LOAN |
|--------------|-----------|------------------------|-------|--------|------|
| May 19, 2022 | Financing | Transfer On Death Deed |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Walsh Middle School            | Middle     | 6–8    | 0.3 mi   |
| Cactus Ranch Elementary School | Elementary | KG–5   | 0.8 mi   |
| Round Rock High School         | High       | 9–12   | 3.0 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 78681

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>44</div> <div>CRIME INDEX</div> | <div>86</div> <div>AIR POLLUTION</div> | <div>72,545</div> <div>POPULATION</div> | <div>\$127K</div> <div>MEDIAN IN-COME</div> | <div>67°F</div> <div>AVG TEMP</div> | <div>60%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

| OWNERSHIP

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