

Single Family Residence **RESIDENTIAL**

181 RIVER LN

WACO, TX 76708

\$425,603 TopHap Estimate · \$220 / ft² · confidence 73 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,932 ft²

LIVING AREA

3.63 ac

LOT SIZE

1945

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$426K

\$309K low

\$542K high

Est. Owner Equity

\$355,603

Loan-to-Value

18%

TAX & ASSESSMENT

Assessed Value	\$191,728
Previous Assessed	\$174,298
Assessor Market Value	\$300,580

PROPERTY FACTS

Property Type	Single Family Residence
County	McLennan
Lot (acres)	3.63
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Garage	Carport (Unspecified)
Pool	No

Porch · 436 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 21, 2017	Recorded document	Affidavit Of Death			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bosqueville Elementary School	Elementary	PK-5	1.2 mi
Bosqueville Secondary School	Middle	6-12	1.3 mi

District: Bosqueville 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 76708

80 CRIME INDEX	139 AIR POLLUTION	28,316 POPULATION	\$66K MEDIAN IN-COME	66°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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