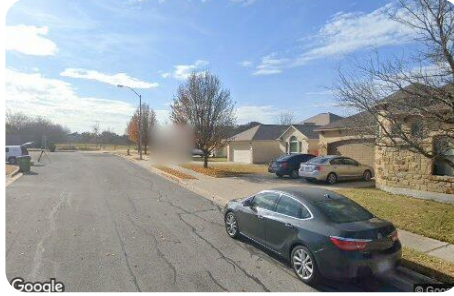


Single Family Residence **RESIDENTIAL**

# 1713 BREEZY CT

ROUND ROCK, TX 78664

**\$388,913** TopHap Estimate · \$202 / ft<sup>2</sup> · confidence 98 · as of Jul 14, 2026



**2**

BATHS

**1,928 ft<sup>2</sup>**

LIVING AREA

**0.15 ac**

LOT SIZE

**2012**

YEAR BUILT

**1**

STORIES

**3**

PARKING

## VALUATION

**\$389K**

\$381K low

\$397K high

Est. Owner Equity

**\$40,913**

Loan-to-Value

**90%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,162 (2025) |
| Assessed Value        | \$421,739      |
| Previous Assessed     | \$421,739      |
| Assessor Market Value | \$421,739      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Williamson                 |
| Lot (acres)   | 0.15                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Heating       | Central                    |
| Cooling       | Central                    |
| Fireplace     | Yes                        |
| Pool          | No                         |

Patio · 138 ft²

Porch · 81 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE | \$/FT² | LOAN   |
|--------------|-------------------|---------------------|-------|--------|--------|
| Jun 30, 2021 | Financing         | Venders Lien        |       |        | \$348K |
| May 9, 2012  | Recorded document | Warranty Deed       |       |        |        |
| May 9, 2012  | Quitclaim         | Quit Claim Transfer |       |        |        |
| May 28, 2004 | Recorded document | Grant Deed          |       |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Callison Elementary School | Elementary | PK–5   | 0.6 mi   |
| Cedar Ridge High School    | High       | 9–12   | 1.1 mi   |
| C.D. Fulkes Middle School  | Middle     | 6–8    | 1.8 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 78664

|                                      |                                        |                                         |                                            |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>87</div> <div>CRIME INDEX</div> | <div>87</div> <div>AIR POLLUTION</div> | <div>72,016</div> <div>POPULATION</div> | <div>\$88K</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 |
|-----------|----------------|