

Single Family Residence **RESIDENTIAL**

955 RIVER ROCK

NEW BRAUNFELS, TX 78130

\$351,167 TopHap Estimate · \$196 / ft² · confidence 88 · as of Jun 23, 2026



3

BATHS

1,790 ft²

LIVING AREA

0.16 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$351K

\$309K low

\$393K high

Est. Owner Equity

\$24,167

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$5,590 (2024)
Assessed Value	\$323,240
Previous Assessed	\$317,590
Assessor Market Value	\$323,240

PROPERTY FACTS

Property Type	Single Family Residence
County	Comal
Lot (acres)	0.16
Foundation	Mat/Raft Foundation (Slab)
Roof	Metal
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Porch · 322 ft²

CLIMATE RISK

49 FLOOD	57 WILDFIRE	99 HEAT	47 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 2, 2015	Quitclaim	Quit Claim Transfer			\$327K
Apr 18, 2015	Recorded document	Grant Deed			
Apr 18, 2015	Recorded document	Warranty Deed			
Feb 25, 2015	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Church Hill Middle School	Middle	6–8	1.1 mi
Goodwin Frazier Elementary School	Elementary	PK–5	1.3 mi
Canyon High School	High	9–12	1.4 mi

District: Comal 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 78130

99 CRIME INDEX	81 AIR POLLUTION	107,165 POPULATION	\$83K MEDIAN IN-COME	68°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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