

Single Family Residence

RESIDENTIAL

424 RIVER RANCH CIR

MARTINDALE, TX 78655

\$1,979,164 TopHap Estimate · \$457 / ft² · confidence 88 · as of Jun 23, 2026

6

BEDS

4

BATHS

4,328 ft²

LIVING AREA

6.99 ac

LOT SIZE

2019

YEAR BUILT

2

STORIES

8

PARKING

VALUATION

\$2M

\$1.7M low

\$2.2M high

Last Sale

\$170,000 · Jul 12, 2016

Est. Owner Equity

\$959,164

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax

\$17,825 (2025)

Assessed Value

\$1,324,678

Previous Assessed

\$1,103,898

Assessor Market Value

\$1,714,152

PROPERTY FACTS

Property Type	Single Family Residence
County	GUADALUPE
Lot (acres)	6.99
Roof	Metal
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Deck · 198 ft²

Patio · 126 ft²

Porch · 586 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 11, 2016	Financing	Warranty Deed			\$136K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
DeZavala Elementary School	Elementary	KG–5	5.2 mi
Goodnight Middle School	Middle	6–8	5.3 mi
San Marcos High School	High	9–12	6.1 mi

District: San Marcos Consolidated 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 78655

152 CRIME INDEX	81 AIR POLLUTION	4,721 POPULATION	\$51K 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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