

Single Family Residence

RESIDENTIAL

3526 RIVER BEND DR

ROSENBERG, TX 77471

\$427,040 TopHap Estimate · \$192 / ft² · confidence 93 · as of Jul 14, 2026



2

BEDS

2

BATHS

2,228 ft²

LIVING AREA

0.86 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$427K

\$397K low

\$457K high

Est. Owner Equity

\$97,040

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax	\$972 (2025)
Assessed Value	\$412,772
Previous Assessed	\$412,772
Assessor Market Value	\$412,772

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.86
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Deck · 324 ft²

Patio · 324 ft²

Porch · 550 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 22, 2005	Financing	Venders Lien			\$152K
Oct 28, 2004	Financing	Trustees Deed			\$207K
Sep 3, 2004	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Briscoe Junior High School	Middle	7–8	0.6 mi
Foster High School	High	9–12	0.8 mi
Frost Elementary School	Elementary	KG–5	4.1 mi

District: Lamar 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 77471

144 CRIME INDEX	91 AIR POLLUTION	51,318 POPULATION	\$62K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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