

Single Family Residence **RESIDENTIAL**

# 13909 RIVER ROCK DR

CORPUS CHRISTI, TX 78410

**\$543,081** TopHap Estimate · \$222 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**2,451 ft<sup>2</sup>**  
LIVING AREA

**0.85 ac**  
LOT SIZE

**1996**  
YEAR BUILT

**1**  
STORIES

## VALUATION

**\$543K**

**\$494K low**

**\$593K high**

Est. Owner Equity

**\$115,581**

Loan-to-Value

**80%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,603 (2024) |
| Assessed Value        | \$541,115      |
| Previous Assessed     | \$546,767      |
| Assessor Market Value | \$541,115      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Nueces                     |
| Lot (acres)   | 0.85                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Composition Shingle        |
| Heating       | Central                    |
| Cooling       | Central                    |
| Fireplace     | Yes                        |
| Garage        | Garage, Attached           |
| Pool          | Yes                        |

Patio · 276 ft²

Porch · 49 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                   | PRICE | \$/FT² | LOAN   |
|--------------|-----------|------------------------|-------|--------|--------|
| Aug 21, 2023 | Financing | Transfer On Death Deed |       |        |        |
| Dec 27, 2019 | Financing | Warranty Deed          |       |        | \$428K |
| Dec 27, 2019 | Quitclaim | Quit Claim Transfer    |       |        |        |
| Mar 12, 2019 | Financing | Warranty Deed          |       |        | \$265K |
| Jul 7, 2006  | Financing | Intrafamily Transfer   |       |        | \$180K |

## ASSIGNED SCHOOLS

| SCHOOL                                | LEVEL      | GRADES | DISTANCE |
|---------------------------------------|------------|--------|----------|
| Calallen High School                  | High       | 9–12   | 0.4 mi   |
| Calallen Middle School                | Middle     | 6–8    | 1.1 mi   |
| Calallen Wood River Elementary School | Elementary | PK–2   | 1.6 mi   |

District: Calallen 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 78410

|                   |                     |                      |                         |                  |                 |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|
| 74<br>CRIME INDEX | 89<br>AIR POLLUTION | 27,972<br>POPULATION | \$80K<br>MEDIAN IN-COME | 72°F<br>AVG TEMP | 61%<br>SUNSHINE |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|