

Single Family Residence **RESIDENTIAL**

2603 OLD RIVER LN

RICHMOND, TX 77406

\$290,675 TopHap Estimate · \$141 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,056 ft²

LIVING AREA

0.15 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$291K

\$275K low

\$307K high

Est. Owner Equity

\$78,825

Loan-to-Value

73%

TAX & ASSESSMENT

Property Tax	\$2,681 (2025)
Assessed Value	\$288,761
Previous Assessed	\$288,761
Assessor Market Value	\$290,175

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.15
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 120 ft²

Porch · 40 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 13, 2019	Financing	Warranty Deed			\$206K
Aug 22, 2019	Recorded document	Warranty Deed			
Mar 8, 2007	Financing	Venders Lien			\$139K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Austin Elementary School	Elementary	PK-5	1.6 mi
Briscoe Junior High School	Middle	7-8	4.1 mi
Foster High School	High	9-12	4.2 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 77406

69 CRIME INDEX	85 AIR POLLUTION	70,172 POPULATION	\$136K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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