

Single Family Residence **RESIDENTIAL**

56 RIVA ROW

SPRING, TX 77380

\$829,098 TopHap Estimate · \$347 / ft² · confidence 94 · as of Jun 23, 2026



4

BATHS

2,388 ft²

LIVING AREA

1,659 ft²

LOT SIZE

2004

YEAR BUILT

3

STORIES

2

PARKING

VALUATION

\$829K

\$779K low

\$879K high

Est. Owner Equity

\$829,098

TAX & ASSESSMENT

Property Tax	\$10,812 (2024)
Assessed Value	\$728,004
Previous Assessed	\$626,000
Assessor Market Value	\$728,004

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Montgomery
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 60 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 29, 2021	Financing	Warranty Deed			
Aug 8, 2018	Financing	Venders Lien			\$365K
Apr 10, 2006	Financing	Warranty Deed			\$370K
Jan 7, 2005	Financing	Warranty Deed			\$276K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lamar Elementary School	Elementary	PK-4	0.6 mi
Neal Knox Junior High School	Middle	7-8	1.9 mi
The Woodlands College Park High School	High	9-12	3.1 mi

District: Conroe 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 77380

145 CRIME INDEX	82 AIR POLLUTION	33,813 POPULATION	\$89K MEDIAN IN-COME	68°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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