

Single Family Residence **RESIDENTIAL**

9176 ROCK RUN

NEW BRAUNFELS, TX 78132

\$1,109,822 TopHap Estimate · \$247 / ft² · confidence 89 · as of Jul 14, 2026

3

BATHS

4,500 ft²

LIVING AREA

2.89 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

5

PARKING

VALUATION

\$1.1M

\$984K low

\$1.2M high

Est. Owner Equity

\$614,571

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax

\$8,809 (2024)

Assessed Value

\$950,220

Previous Assessed

\$866,498

Assessor Market Value

\$950,220

PROPERTY FACTS

Property Type	Single Family Residence
County	Comal
Lot (acres)	2.89
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Mixed
Pool	Yes

Patio · 560 ft²

Porch · 719 ft²

CLIMATE RISK

1 FLOOD	64 WILDFIRE	100 HEAT	47 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Davenport High School	High	9–12	1.7 mi
Garden Ridge Elementary School	Elementary	PK–5	2.7 mi
Danville Middle School	Middle	6–8	5.0 mi

District: Comal 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 78132

58 CRIME INDEX	87 AIR POLLUTION	50,562 POPULATION	\$124K MEDIAN IN-COME	68°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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