

Single Family Residence **RESIDENTIAL**

# 117 BRISA BEND WAY

ROUND ROCK, TX 78681

**\$695,648** TopHap Estimate · \$221 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**2.5**

BATHS

**3,152 ft<sup>2</sup>**

LIVING AREA

**0.24 ac**

LOT SIZE

**2011**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$696K**

\$669K low

\$722K high

Last Sale

**\$277,400 · Nov 3, 2011**

Est. Owner Equity

**\$330,148**

Loan-to-Value

**54%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$12,079 (2025) |
| Assessed Value        | \$685,130       |
| Previous Assessed     | \$622,845       |
| Assessor Market Value | \$750,741       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | WILLIAMSON              |
| Lot (acres)   | 0.24                    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Patio · 36 ft²

Porch · 184 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED       | PRICE | \$/FT² | LOAN   |
|--------------|-------------------|------------|-------|--------|--------|
| May 6, 2026  | Financing         | Mortgage   |       |        | \$366K |
| Nov 1, 2011  | Financing         | Grant Deed |       |        | \$274K |
| Jul 21, 2011 | Recorded document | Grant Deed |       |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Cactus Ranch Elementary School | Elementary | KG–5   | 0.8 mi   |
| Walsh Middle School            | Middle     | 6–8    | 1.1 mi   |
| Round Rock High School         | High       | 9–12   | 3.4 mi   |

District: Round Rock 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 78681

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>44</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>72,545</b><br>POPULATION | <b>\$127K</b><br>MEDIAN IN-COME | <b>67°F</b><br>AVG TEMP | <b>60%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|