

Single Family Residence **RESIDENTIAL**

2602 FALLING FOREST CT

RICHMOND, TX 77406

\$321,984 TopHap Estimate · \$157 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,054 ft²

LIVING AREA

0.17 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$322K

\$311K low

\$333K high

Last Sale

\$162,000 · Feb 1, 2011

Est. Owner Equity

\$0

Loan-to-Value

102%

TAX & ASSESSMENT

Property Tax	\$3,053 (2024)
Assessed Value	\$333,624
Previous Assessed	\$304,835
Assessor Market Value	\$333,624

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	FORT BEND
Lot (acres)	0.17
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 140 ft²

Porch · 95 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 13, 2017	Financing	Loan 1 (Only) Is A Reverse Mortgage			\$330K
Oct 31, 2012	Quitclaim	Quit Claim Transfer			\$160K
Jun 28, 2012	Quitclaim	Quit Claim Transfer			\$160K
Jan 28, 2011	Recorded document	Warranty Deed			
Jan 28, 2011	Financing	Warranty Deed			\$160K
Feb 1, 2007	Financing	Warranty Deed			\$168K
Feb 16, 2005	Financing	Warranty Deed			\$139K
May 16, 2001	Financing	Grant Deed			\$119K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Frost Elementary School	Elementary	KG–5	1.2 mi
Briscoe Junior High School	Middle	7–8	3.7 mi
Foster High School	High	9–12	3.7 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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