

Duplex (2 Units, Any Combination)

**RESIDENTIAL**

# 703 ROSEWOOD DR

VICTORIA, TX 77901



**4**

BEDS

**3**

BATHS

**2,450 ft²**

LIVING AREA

**0.24 ac**

LOT SIZE

**1980**

YEAR BUILT

**1**

STORIES

**10**

ROOMS

**5**

PARKING

## VALUATION

Last Sale

**\$156,300 · Jun 25, 2008**

## TAX & ASSESSMENT

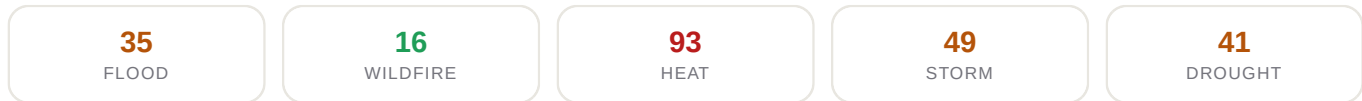
|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$4,017 (2025)</b> |
| Assessed Value        | <b>\$210,000</b>      |
| Previous Assessed     | <b>\$210,000</b>      |
| Assessor Market Value | <b>\$210,000</b>      |

## PROPERTY FACTS

|               |                                   |
|---------------|-----------------------------------|
| Property Type | Duplex (2 Units, Any Combination) |
| Style         | Conventional                      |
| County        | VICTORIA                          |
| Lot (acres)   | 0.24                              |
| Construction  | Frame (Unspecified)               |
| Roof          | Concrete                          |
| Heating       | Central                           |
| Cooling       | Central                           |
| Fireplace     | Yes                               |
| Pool          | No                                |

Patio · 60 ft²

## CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE | \$/FT² | LOAN   |
|--------------|-----------|----------------------|-------|--------|--------|
| Jun 20, 2008 | Financing | Venders Lien         |       |        | \$125K |
| Jun 15, 2008 | Financing | Intrafamily Transfer |       |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Smith STEM Academy        | Elementary | PK–5   | 0.7 mi   |
| Victoria East High School | High       | 9–12   | 2.0 mi   |
| STEM Middle School        | Middle     | 6–8    | 7.2 mi   |

District: Victoria 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 77901

|                                       |                                        |                                         |                                            |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>124</div> <div>CRIME INDEX</div> | <div>86</div> <div>AIR POLLUTION</div> | <div>39,693</div> <div>POPULATION</div> | <div>\$53K</div> <div>MEDIAN IN-COME</div> | <div>70°F</div> <div>AVG TEMP</div> | <div>58%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|