

Single Family Residence

RESIDENTIAL

902 RICO DR

ATHENS, TX 75751

\$439,730 TopHap Estimate · \$176 / ft² · confidence 84 · as of Jul 14, 2026



2,498 ft²
LIVING AREA

1 ft²
LOT SIZE

2012
YEAR BUILT

2
PARKING

VALUATION

\$440K

\$371K low

\$508K high

Est. Owner Equity

\$265,330

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax	\$4,471 (2024)
Assessed Value	\$497,602
Previous Assessed	\$452,365
Assessor Market Value	\$583,667

PROPERTY FACTS

Property Type	Single Family Residence
County	Henderson
Heating	None
Garage	Garage, Attached
Pool	No

Shed · 160 ft²

Porch · 228 ft²

CLIMATE RISK

1
FLOOD

20
WILDFIRE

89
HEAT

58
STORM

45
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 8, 2021	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Athens High School	High	9–12	0.8 mi
Central Athens Elementary School	Elementary	PK–5	0.9 mi
Athens Middle School	Middle	6–8	2.1 mi

District: Athens 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 75751

83 CRIME INDEX	91 AIR POLLUTION	18,112 POPULATION	\$65K MEDIAN IN-COME	66°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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