

Single Family Residence

**RESIDENTIAL**

# 4650 RIVER ROCK DR

BRYAN, TX 77808

**\$717,244** TopHap Estimate · \$225 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**3,194 ft<sup>2</sup>**

LIVING AREA

**0.34 ac**

LOT SIZE

**2014**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$717K**

\$669K low

\$766K high

Est. Owner Equity

**\$385,244**

Loan-to-Value

**43%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,398 (2024) |
| Assessed Value        | \$598,325       |
| Previous Assessed     | \$569,901       |
| Assessor Market Value | \$598,325       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Brazos                  |
| Lot (acres)   | 0.34                    |
| Heating       | None                    |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Porch · 545 ft²

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED          | PRICE | \$/FT² | LOAN   |
|-------------|-----------|---------------|-------|--------|--------|
| Jun 2, 2015 | Financing | Warranty Deed |       |        | \$332K |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Rudder High School        | High       | 9–12   | 1.4 mi   |
| Houston Elementary School | Elementary | KG–4   | 1.6 mi   |
| Davila Middle School      | Middle     | 7–8    | 5.8 mi   |

District: Bryan 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 77808

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>61</b><br>CRIME INDEX | <b>107</b><br>AIR POLLUTION | <b>17,676</b><br>POPULATION | <b>\$92K</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> |
|-----------|-----------------------|