

Single Family Residence **RESIDENTIAL**

1903 BRUSHY BEND DR

ROUND ROCK, TX 78681

\$1,549,666 TopHap Estimate · \$343 / ft² · confidence 87 · as of Jul 14, 2026



4

BATHS

4,519 ft²

LIVING AREA

1.05 ac

LOT SIZE

2014

YEAR BUILT

2

STORIES

4

PARKING

VALUATION

\$1.5M

\$1.4M low

\$1.7M high

Est. Owner Equity

\$589,676

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$24,480 (2025)
Assessed Value	\$1,370,101
Previous Assessed	\$1,370,101
Assessor Market Value	\$1,370,101

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Lot (acres)	1.05
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Pool	No

Porch · 1,119 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 2, 2021	Financing	Venders Lien			\$960K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vista Ridge High School	High	9–12	2.3 mi
Stiles Middle School	Middle	6–8	3.3 mi
Akin Elementary School	Elementary	KG–5	3.4 mi

District: Leander 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

44 CRIME INDEX	86 AIR POLLUTION	72,545 POPULATION	\$127K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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