

Single Family Residence **RESIDENTIAL**

9110 CLEARWATER RANCH LN

RICHMOND, TX 77407

\$520,559 TopHap Estimate · \$133 / ft² · confidence 95 · as of Jul 14, 2026

4
BEDS

3
BATHS

3,900 ft²
LIVING AREA

0.2 ac
LOT SIZE

2014
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$521K

\$495K low

\$546K high

Est. Owner Equity

\$212,609

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$8,894 (2025)
Assessed Value	\$563,290
Previous Assessed	\$563,290
Assessor Market Value	\$563,290

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.20
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 548 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 30, 2015	Financing	Venders Lien			\$308K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James Patterson Elementary School	Elementary	PK–5	0.4 mi
David Crockett Middle School	Middle	6–8	1.3 mi
George Bush High School	High	9–12	2.2 mi

District: Fort Bend 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 77407

69 CRIME INDEX	85 AIR POLLUTION	87,082 POPULATION	\$106K 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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