

Single Family Residence **RESIDENTIAL**

9814 RESTON RIVER LN

CYPRESS, TX 77433

\$817,718 TopHap Estimate · \$196 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

4.5
BATHS

4,163 ft²
LIVING AREA

0.22 ac
LOT SIZE

2014
YEAR BUILT

2
STORIES

10
ROOMS

3
PARKING

VALUATION

\$818K

\$766K low

\$869K high

Last Sale

\$489,200 · Aug 31, 2015

Est. Owner Equity

\$469,061

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$15,460 (2025)
Assessed Value	\$759,206
Previous Assessed	\$717,033
Assessor Market Value	\$759,206

PROPERTY FACTS

Property Type	Single Family Residence
County	HARRIS
Lot (acres)	0.22
Construction	Brick
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Patio · 264 ft²

Porch · 562 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 29, 2014	Financing	Grant Deed			\$349K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Smith Middle School	Middle	6–8	1.1 mi
Warner Elementary School	Elementary	PK–5	1.1 mi
Cypress Ranch High School	High	9–12	1.3 mi

District: Cypress-Fairbanks 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 77433

15 CRIME INDEX	91 AIR POLLUTION	116,439 POPULATION	\$133K MEDIAN IN-COME	68°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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