

Single Family Residence **RESIDENTIAL**

9815 RESTON RIVER LN

CYPRESS, TX 77433

\$840,902 TopHap Estimate · \$195 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

3.5
BATHS

4,302 ft²
LIVING AREA

0.25 ac
LOT SIZE

2014
YEAR BUILT

2
STORIES

10
ROOMS

2
PARKING

VALUATION

\$841K

\$794K low

\$887K high

Last Sale

\$1,080,292 · Oct 30, 2025

Est. Owner Equity

\$28,652

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax	\$11,588 (2025)
Assessed Value	\$722,597
Previous Assessed	\$709,360
Assessor Market Value	\$722,597

PROPERTY FACTS

Property Type	Single Family Residence
County	HARRIS
Lot (acres)	0.25
Construction	Brick
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 334 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 29, 2025	Financing	Venders Lien			\$812K
Dec 29, 2021	Financing	Venders Lien			\$323K
Mar 23, 2016	Financing	Grant Deed			\$414K
Mar 23, 2016	Quitclaim	Quit Claim Transfer			

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	1.4 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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