

Single Family Residence

RESIDENTIAL

7706 LAGO RIVER LN

RICHMOND, TX 77407

\$414,067 TopHap Estimate · \$148 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,790 ft²

LIVING AREA

0.14 ac

LOT SIZE

2016

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$414K

\$391K low

\$437K high

Est. Owner Equity

\$119,662

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$4,936 (2025)
Assessed Value	\$425,873
Previous Assessed	\$425,873
Assessor Market Value	\$425,873

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.14
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 275 ft²

Porch · 95 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 19, 2018	Financing	Warranty Deed			\$294K
Oct 13, 2016	Financing	Grant Deed			\$277K
Nov 2, 2015	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
David Crockett Middle School	Middle	6–8	0.6 mi
Juan Seguin Elementary School	Elementary	PK–5	0.7 mi
George Bush High School	High	9–12	2.7 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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