

Single Family Residence **RESIDENTIAL**

1035 RIVER ROCK WAY

CARROLLTON, TX 75010

\$756,577 TopHap Estimate · \$204 / ft² · confidence 92 · as of Jul 14, 2026



4
BEDS

4
BATHS

3,716 ft²
LIVING AREA

0.15 ac
LOT SIZE

2015
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$757K

\$699K low

\$814K high

Est. Owner Equity

\$447,127

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$10,332 (2024)
Assessed Value	\$726,000
Previous Assessed	\$660,000
Assessor Market Value	\$772,099

PROPERTY FACTS

Property Type	Single Family Residence
County	Denton
Lot (acres)	0.15
Construction	Brick
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 216 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 31, 2015	Financing	Grant Deed			\$417K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Killian Middle School	Middle	6–8	1.1 mi
Independence Elementary School	Elementary	PK–5	1.1 mi
Hebron High School	High	10–12	3.6 mi

District: Lewisville 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.

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 NEIGHBORHOOD · ZIP 75010

76 CRIME INDEX	107 AIR POLLUTION	39,728 POPULATION	\$107K MEDIAN IN-COME	65°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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