

Single Family Residence **RESIDENTIAL**

8806 ANDES RIDGE LN

RICHMOND, TX 77407

\$545,709 TopHap Estimate · \$150 / ft² · confidence 88 · as of Jul 14, 2026



5
BEDS

4
BATHS

3,650 ft²
LIVING AREA

0.2 ac
LOT SIZE

2017
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$546K

\$480K low

\$611K high

Est. Owner Equity

\$202,424

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$7,487 (2025)
Assessed Value	\$604,015
Previous Assessed	\$604,015
Assessor Market Value	\$604,015

PROPERTY FACTS

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

Porch · 511 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 30, 2024	Financing	Venders Lien			\$448K
Sep 27, 2017	Financing	Grant Deed			\$309K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James Patterson Elementary School	Elementary	PK–5	0.2 mi
David Crockett Middle School	Middle	6–8	1.3 mi
George Bush High School	High	9–12	2.0 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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