

Single Family Residence **RESIDENTIAL**

# 3323 RIDGECROSS DR

ROCKWALL, TX 75087

**\$530,156** TopHap Estimate · \$198 / ft<sup>2</sup> · confidence 90 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**2,684 ft<sup>2</sup>**

LIVING AREA

**0.17 ac**

LOT SIZE

**2019**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$530K**

\$478K low

\$582K high

Last Sale

**\$412,300 · Apr 17, 2025**

Est. Owner Equity

**\$220,156**

Loan-to-Value

**58%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,599 (2025) |
| Assessed Value        | \$672,750       |
| Previous Assessed     | \$500,033       |
| Assessor Market Value | \$672,750       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | ROCKWALL                |
| Lot (acres)   | 0.17                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Patio · 224 ft²

Porch · 24 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                  | PRICE | \$/FT² | LOAN   |
|--------------|-------------------|-----------------------|-------|--------|--------|
| Apr 15, 2025 | Financing         | Venders Lien          |       |        | \$310K |
| Apr 19, 2019 | Financing         | Special Warranty Deed |       |        | \$315K |
| Nov 29, 2018 | Recorded document | Grant Deed            |       |        |        |
| May 8, 2017  | Financing         | Grant Deed            |       |        | \$3.1M |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| J.W. Williams Middle School  | Middle     | 7–8    | 0.4 mi   |
| Celia Hays Elementary School | Elementary | PK–6   | 0.8 mi   |
| Rockwall High School         | High       | 10–12  | 4.3 mi   |

District: Rockwall 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 75087

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>73</b><br>CRIME INDEX | <b>99</b><br>AIR POLLUTION | <b>54,034</b><br>POPULATION | <b>\$120K</b><br>MEDIAN IN-COME | <b>65°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|