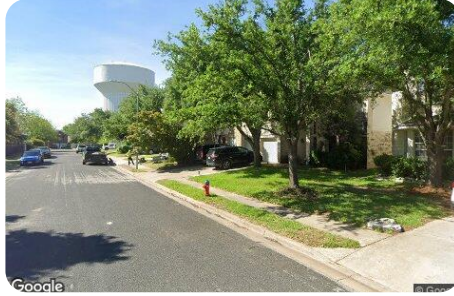


Single Family Residence **RESIDENTIAL**

8601 PRIEST RIVER DR

ROUND ROCK, TX 78681

\$514,156 TopHap Estimate · \$204 / ft² · confidence 97 · as of Jul 14, 2026



3

BATHS

2,520 ft²

LIVING AREA

0.15 ac

LOT SIZE

2000

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$514K

\$497K low

\$531K high

Est. Owner Equity

\$269,156

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$8,684 (2025)
Assessed Value	\$544,246
Previous Assessed	\$544,246
Assessor Market Value	\$544,246

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 100 ft²

Porch · 21 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 26, 2012	Financing	Warranty Deed			\$214K
Sep 19, 2008	Financing	Warranty Deed			\$214K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fern Bluff Elementary School	Elementary	PK–5	0.7 mi
Chisholm Trail Middle School	Middle	6–8	1.8 mi
Round Rock High School	High	9–12	1.9 mi

District: Round Rock 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 78681

44 CRIME INDEX	86 AIR POLLUTION	72,545 POPULATION	\$127K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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