

Single Family Residence **RESIDENTIAL**

22022 RUSTIC CANYON LN

RICHMOND, TX 77469

\$340,717 TopHap Estimate · \$120 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,849 ft²

LIVING AREA

0.17 ac

LOT SIZE

2008

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$341K

\$323K low

\$359K high

Est. Owner Equity

\$134,867

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$3,999 (2025)
Assessed Value	\$377,565
Previous Assessed	\$377,565
Assessor Market Value	\$384,141

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.17
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 112 ft²

Porch · 39 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 31, 2016	Financing	Warranty Deed			\$188K
Oct 24, 2008	Financing	Venders Lien			\$203K
May 30, 2008	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hutchison Elementary School	Elementary	PK-5	0.5 mi
Lamar Junior High School	Middle	7-8	3.7 mi
Lamar Consolidated High School	High	9-12	3.9 mi

District: Lamar Consolidated 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 77469

112 CRIME INDEX	86 AIR POLLUTION	66,911 POPULATION	\$95K 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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