

Single Family Residence

**RESIDENTIAL**

TX

**\$263,692** TopHap Estimate · \$112 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**3**

BATHS

**2,349 ft<sup>2</sup>**

LIVING AREA

**0.17 ac**

LOT SIZE

**2008**

YEAR BUILT

**2**

STORIES

**1**

PARKING

**VALUATION**

**\$264K**

**\$251K low**

**\$276K high**

Est. Owner Equity

**\$6,092**

Loan-to-Value

**100%**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$888 (2024) |
| Assessed Value        | \$279,084    |
| Previous Assessed     | \$280,538    |
| Assessor Market Value | \$279,084    |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Guadalupe                  |
| Lot (acres)   | 0.17                       |
| Construction  | Brick                      |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Composition Shingle        |
| Heating       | Central                    |
| Cooling       | Central                    |
| Garage        | Garage, Attached           |
| Pool          | No                         |

Patio · 80 ft²

Porch · 124 ft²

## TRANSACTION HISTORY

| DATE        | TYPE            | DEED                  | PRICE     | \$/FT² | LOAN   |
|-------------|-----------------|-----------------------|-----------|--------|--------|
| May 4, 2022 | Financing       | Venders Lien          |           |        | \$258K |
| Aug 9, 2017 | Financing       | Special Warranty Deed |           |        | \$140K |
| Jul 7, 2015 | Resale          | Trustees Deed         | \$155,000 | \$66   |        |
| Oct 1, 2013 | Non-arms-length | Trustees Deed         | \$3,893   | \$2    |        |
| Jul 9, 2008 | Financing       | Venders Lien          |           |        | \$153K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Canyon Middle School             | Middle     | 6–8    | 1.7 mi   |
| Farias-Spitzer Elementary School | Elementary | PK–5   | 1.8 mi   |
| Canyon High School               | High       | 9–12   | 1.9 mi   |

District: Comal 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.

**OWNERSHIP**

Occupancy

**Absentee owner**