

Single Family Residence **RESIDENTIAL**

8408 COLUMBIA FALLS DR

ROUND ROCK, TX 78681

\$394,298 TopHap Estimate · \$227 / ft² · confidence 94 · as of Jun 23, 2026



2

BATHS

1,734 ft²

LIVING AREA

0.16 ac

LOT SIZE

1990

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$394K

\$371K low

\$418K high

Est. Owner Equity

\$289,598

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$6,330 (2025)
Assessed Value	\$404,759
Previous Assessed	\$404,759
Assessor Market Value	\$404,759

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 · 249 ft²

CLIMATE RISK

10 FLOOD	39 WILDFIRE	99 HEAT	48 STORM	46 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 14, 2012	Quitclaim	Quit Claim Transfer			
May 25, 2011	Quitclaim	Quit Claim Transfer			
Sep 4, 2008	Quitclaim	Quit Claim Transfer			
Jun 6, 2007	Financing	Warranty Deed			\$111K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fern Bluff Elementary School	Elementary	PK–5	0.4 mi
Chisholm Trail Middle School	Middle	6–8	1.6 mi
Round Rock High School	High	9–12	1.6 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	Absentee owner
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