

Single Family Residence **RESIDENTIAL**

1054 RIVER ROCK

NEW BRAUNFELS, TX 78130

\$384,401 TopHap Estimate · \$201 / ft² · confidence 94 · as of Jun 23, 2026



2

BATHS

1,915 ft²

LIVING AREA

0.16 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$384K

\$361K low

\$407K high

Est. Owner Equity

\$384,401

TAX & ASSESSMENT

Property Tax	\$6,087 (2024)
Assessed Value	\$348,910
Previous Assessed	\$345,830
Assessor Market Value	\$348,910

PROPERTY FACTS

Property Type	Single Family Residence
County	Comal
Lot (acres)	0.16
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Porch · 175 ft²

CLIMATE RISK

1
FLOOD

56
WILDFIRE

99
HEAT

47
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 5, 2019	Recorded document	Warranty Deed			
Nov 24, 2010	Financing	Warranty Deed			\$184K
Jan 4, 2008	Recorded document	Warranty Deed			
Jan 7, 2008	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Church Hill Middle School	Middle	6–8	1.0 mi
Canyon High School	High	9–12	1.2 mi
Goodwin Frazier Elementary School	Elementary	PK–5	1.3 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.

NEIGHBORHOOD · ZIP 78130

99 CRIME INDEX	81 AIR POLLUTION	107,165 POPULATION	\$83K MEDIAN IN-COME	68°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.