

Single Family Residence **RESIDENTIAL**

# 1270 CHAD DR

ROUND ROCK, TX 78665

**\$399,391** TopHap Estimate · \$188 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**2,128 ft<sup>2</sup>**

LIVING AREA

**0.17 ac**

LOT SIZE

**2018**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$399K**

**\$386K low**

**\$413K high**

Est. Owner Equity

**\$173,091**

Loan-to-Value

**55%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,051 (2025) |
| Assessed Value        | \$416,772      |
| Previous Assessed     | \$416,772      |
| Assessor Market Value | \$416,772      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Williamson                 |
| Lot (acres)   | 0.17                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Heating       | Central                    |
| Cooling       | Central                    |
| Pool          | No                         |

Porch · 408 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE | \$/FT² | LOAN   |
|--------------|-----------|----------------------|-------|--------|--------|
| Apr 24, 2021 | Financing | Intrafamily Transfer |       |        | \$226K |
| Aug 15, 2018 | Financing | Venders Lien         |       |        | \$231K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Gus Almquist Middle School       | Middle     | 6–8    | 1.4 mi   |
| Veterans' Hill Elementary School | Elementary | PK–5   | 1.5 mi   |
| Hutto High School                | High       | 10–12  | 3.2 mi   |

District: Hutto 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 78665

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>50</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>68,564</b><br>POPULATION | <b>\$113K</b><br>MEDIAN IN-COME | <b>67°F</b><br>AVG TEMP | <b>60%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|