

Single Family Residence **RESIDENTIAL**

## 2626 RIDGEBACK DR

ROSENBERG, TX 77471

**\$282,268** TopHap Estimate · \$160 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**1,760 ft<sup>2</sup>**

LIVING AREA

**0.15 ac**

LOT SIZE

**2021**

YEAR BUILT

**2**

PARKING

### VALUATION

**\$282K**

\$264K low

\$301K high

Est. Owner Equity

**\$0**

Loan-to-Value

**103%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,930 (2025) |
| Assessed Value        | \$266,915      |
| Previous Assessed     | \$266,915      |
| Assessor Market Value | \$266,915      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Fort Bend                  |
| Lot (acres)   | 0.15                       |
| Foundation    | Mat/Raft Foundation (Slab) |
| Heating       | Central                    |
| Cooling       | Central                    |
| Fireplace     | Yes                        |
| Garage        | Garage, Attached           |
| Pool          | No                         |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------|-------|--------------------|--------|
| May 5, 2025  | Financing | Venders Lien  |       |                    | \$284K |
| Dec 13, 2024 | Financing | Warranty Deed |       |                    |        |
| May 21, 2021 | Financing | Venders Lien  |       |                    | \$211K |
| Jan 27, 2021 | Financing | Warranty Deed |       |                    |        |
| Apr 18, 2019 | Financing | Grant Deed    |       |                    | \$1.2M |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Culver Elementary School  | Elementary | PK–5   | 1.2 mi   |
| George Junior High School | Middle     | 7–8    | 3.7 mi   |
| Terry High School         | High       | 9–12   | 4.0 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 77471

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>144</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>51,318</b><br>POPULATION | <b>\$62K</b><br>MEDIAN IN-COME | <b>69°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

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