

Single Family Residence **RESIDENTIAL**

4522 WYATT ROLAND WAY

RICHMOND, TX 77406

\$396,379 TopHap Estimate · \$196 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,025 ft²

LIVING AREA

0.19 ac

LOT SIZE

2017

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$396K

\$378K low

\$414K high

Est. Owner Equity

\$175,379

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$4,178 (2025)
Assessed Value	\$405,728
Previous Assessed	\$405,728
Assessor Market Value	\$418,535

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.19
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 322 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Travis High School	High	9–12	0.6 mi
James C. Neill Elementary School	Elementary	KG–5	0.6 mi
James Bowie Middle School	Middle	6–8	2.3 mi

District: Fort Bend 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 77406

69 CRIME INDEX	85 AIR POLLUTION	70,172 POPULATION	\$136K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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