

Single Family Residence **RESIDENTIAL**

3949 STANYAN DR

ROUND ROCK, TX 78681

\$651,307 TopHap Estimate · \$203 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,205 ft²

LIVING AREA

2019

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$651K

\$624K low

\$679K high

Est. Owner Equity

\$268,751

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$7,945 (2025)
Assessed Value	\$683,255
Previous Assessed	\$683,255
Assessor Market Value	\$683,255

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 543 ft²

Porch · 302 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 13, 2020	Financing	Venders Lien			\$383K
Jul 23, 2019	Recorded document	Warranty Deed			
Jul 23, 2019	Financing	Loan Modification			\$50M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Tippit Middle School	Middle	6–8	4.3 mi
Wolf Ranch Elementary School	Elementary	PK–5	4.5 mi
East View High School	High	9–12	9.2 mi

District: Georgetown 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	Owner occupied
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