

Single Family Residence **RESIDENTIAL**

# 4502 RIVER RD

RICHMOND, TX 77469

**\$300,529** TopHap Estimate · \$121 / ft<sup>2</sup> · confidence 87 · as of Jul 14, 2026



**4**  
BEDS

**2**  
BATHS

**2,489 ft<sup>2</sup>**  
LIVING AREA

**0.16 ac**  
LOT SIZE

**2020**  
YEAR BUILT

**2**  
PARKING

## VALUATION

**\$301K**

\$260K low

\$341K high

Est. Owner Equity

**\$300,529**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,297 (2025) |
| Assessed Value        | \$330,289      |
| Previous Assessed     | \$330,289      |
| Assessor Market Value | \$330,289      |

## 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   |
|--------------|-------------------|--------------|-------|--------------------|--------|
| Dec 31, 2025 | Financing         | Venders Lien |       |                    | \$314K |
| Mar 26, 2021 | Financing         | Venders Lien |       |                    | \$225K |
| Aug 27, 2020 | Recorded document | Grant Deed   |       |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Lamar Consolidated High School | High       | 9–12   | 0.6 mi   |
| Lamar Junior High School       | Middle     | 7–8    | 0.7 mi   |
| Pink Elementary School         | Elementary | KG–5   | 1.6 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 77469

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>112</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>66,911</b><br>POPULATION | <b>\$95K</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> |
|-----------|-----------------------|