

Townhouse **RESIDENTIAL**

2249 ROOK DR

DALLAS, TX 75211

\$492,925 TopHap Estimate · \$221 / ft² · confidence 97 · as of Jul 14, 2026



3
BEDS

3
BATHS

2,230 ft²
LIVING AREA

2,061 ft²
LOT SIZE

2021
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$493K

\$476K low

\$510K high

Est. Owner Equity

\$8,275

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax	\$8,463 (2024)
Assessed Value	\$515,700
Previous Assessed	\$515,700
Assessor Market Value	\$515,700

PROPERTY FACTS

Property Type	Townhouse
County	Dallas
Lot (acres)	0.05
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 25, 2025	Financing	Venders Lien			\$485K
Sep 24, 2021	Financing	Venders Lien			\$395K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stevens Park Elementary School	Elementary	PK–6	0.3 mi
Raul Quintanilla Sr. Middle School STEAM Academy	Middle	7–8	0.4 mi
Dr. L.G. Pinkston Sr. High School	High	9–12	1.4 mi

District: Dallas 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 75211

71 CRIME INDEX	103 AIR POLLUTION	72,024 POPULATION	\$52K MEDIAN IN-COME	66°F AVG TEMP	62% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------