

Single Family Residence

RESIDENTIAL

805 COLD RIVER RUN

KYLE, TX 78640

\$510,258 TopHap Estimate · \$187 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,727 ft²

LIVING AREA

0.24 ac

LOT SIZE

2022

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$510K

\$474K low

\$546K high

Last Sale

\$399,000 · Feb 6, 2023

Est. Owner Equity

\$180,258

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$13,158 (2025)
Assessed Value	\$552,070
Previous Assessed	\$537,450
Assessor Market Value	\$552,070

PROPERTY FACTS

Property Type	Single Family Residence
County	HAYS
Lot (acres)	0.24
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Porch · 30 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 23, 2024	Financing	Transfer On Death Deed			
Feb 3, 2023	Financing	Venders Lien			\$330K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
R C Barton Middle School	Middle	6–8	2.0 mi
Jack C. Hays High School	High	9–12	2.3 mi
Jim Cullen Elementary School	Elementary	PK–5	4.0 mi

District: Hays 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 78640

60 CRIME INDEX	86 AIR POLLUTION	80,309 POPULATION	\$81K MEDIAN IN-COME	68°F AVG TEMP	60% SUNSHINE
--------------------------------------	--	---	--	-------------------------------------	------------------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	----------------