

Single Family Residence **RESIDENTIAL**

26314 RADIANT RIVER TRL

RICHMOND, TX 77406

\$551,964 TopHap Estimate · \$197 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,803 ft²

LIVING AREA

0.16 ac

LOT SIZE

2023

YEAR BUILT

2

PARKING

VALUATION

\$552K

\$519K low

\$585K high

Est. Owner Equity

\$58,365

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$6,441 (2025)
Assessed Value	\$508,887
Previous Assessed	\$508,887
Assessor Market Value	\$508,887

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.16
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 202 ft²

CLIMATE RISK

1 FLOOD	51 WILDFIRE	99 HEAT	57 STORM	71 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 13, 2023	Financing	Venders Lien			\$468K
May 4, 2023	Financing	Special Warranty Deed			
May 4, 2023	Financing	Special Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrell Elementary School	Elementary	PK–5	0.3 mi
Banks Junior High School	Middle	7–8	1.5 mi
Tomas High School	High	9–12	1.5 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 77406

69 CRIME INDEX	85 AIR POLLUTION	70,172 POPULATION	\$136K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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