

Single Family Residence **RESIDENTIAL**

TX

**\$413,445** TopHap Estimate · \$154 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**4**  
BEDS

**3**  
BATHS

**2,693 ft<sup>2</sup>**  
LIVING AREA

**0.12 ac**  
LOT SIZE

**2022**  
YEAR BUILT

**2**  
STORIES

**2**  
PARKING

**VALUATION**

**\$413K**

\$394K low

\$433K high

Est. Owner Equity

**\$0**

Loan-to-Value

**105%**

## TAX & ASSESSMENT

|                       |             |
|-----------------------|-------------|
| Property Tax          | \$40 (2024) |
| Assessed Value        | \$389,108   |
| Previous Assessed     | \$198,104   |
| Assessor Market Value | \$389,108   |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Guadalupe                  |
| Lot (acres)   | 0.12                       |
| Construction  | Brick                      |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Composition Shingle        |
| Heating       | Central                    |
| Cooling       | Central                    |
| Garage        | Garage, Attached           |

Porch · 232 ft²

Sprinklers

## CLIMATE RISK

1

FLOOD

31

WILDFIRE

99

HEAT

47

STORM

26

DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED         | PRICE | \$/FT² | LOAN   |
|--------------|-----------|--------------|-------|--------|--------|
| Jan 25, 2024 | Financing | Venders Lien |       |        | \$439K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Clear Spring Elementary School | Elementary | PK–5   | 1.2 mi   |
| Canyon Middle School           | Middle     | 6–8    | 3.1 mi   |
| Canyon High School             | High       | 9–12   | 3.7 mi   |

District: Comal 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.

**OWNERSHIP**

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