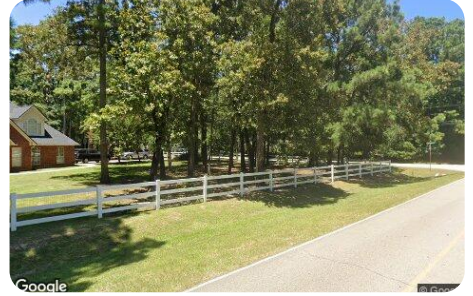


Single Family Residence **RESIDENTIAL**

18 WIND RIVER DR

CONROE, TX 77384

\$610,342 TopHap Estimate · \$208 / ft² · confidence 91 · as of Jul 14, 2026



4

BATHS

2,936 ft²

LIVING AREA

0.97 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$610K

\$555K low

\$665K high

Est. Owner Equity

\$86,742

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$7,097 (2024)
Assessed Value	\$537,991
Previous Assessed	\$540,000
Assessor Market Value	\$537,991

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Montgomery
Lot (acres)	0.97
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Shed · 192 ft²

Porch · 279 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 5, 2023	Financing	Venders Lien			\$513K
Jun 10, 2007	Recorded document	Warranty Deed			
Jun 5, 2000	Financing	Grant Deed			\$125K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Barbara Pierce Bush Elementary School	Elementary	KG–4	2.9 mi
The Woodlands High School	High	9–12	4.3 mi
J.L. McCullough Junior High School	Middle	7–8	6.9 mi

District: Conroe 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 77384

88 CRIME INDEX	83 AIR POLLUTION	28,679 POPULATION	\$114K MEDIAN IN-COME	68°F AVG TEMP	58% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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