

Single Family Residence **RESIDENTIAL**

# 3901 DERBY CV

ROUND ROCK, TX 78681

**\$655,689** TopHap Estimate · \$182 / ft² · confidence 96 · as of Jul 14, 2026



**3**

BATHS

**3,593 ft²**

LIVING AREA

**0.2 ac**

LOT SIZE

**2006**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$656K**

\$628K low

\$683K high

Est. Owner Equity

**\$455,690**

Loan-to-Value

**30%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,206 (2025) |
| Assessed Value        | \$684,212       |
| Previous Assessed     | \$638,371       |
| Assessor Market Value | \$684,212       |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Williamson                 |
| Foundation    | Mat/Raft Foundation (Slab) |
| Heating       | Central                    |
| Cooling       | Central                    |
| Fireplace     | Yes                        |
| Pool          | No                         |

Porch · 340 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE | \$/FT² | LOAN   |
|--------------|-----------|---------------|-------|--------|--------|
| Jul 7, 2015  | Financing | Warranty Deed |       |        | \$258K |
| Sep 18, 2006 | Financing | Warranty Deed |       |        | \$242K |

## ASSIGNED SCHOOLS

| SCHOOL                 | LEVEL      | GRADES | DISTANCE |
|------------------------|------------|--------|----------|
| Stiles Middle School   | Middle     | 6–8    | 2.6 mi   |
| Akin Elementary School | Elementary | KG–5   | 2.6 mi   |
| Rouse High School      | High       | 9–12   | 4.4 mi   |

District: Leander 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 78681

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>44</div> <div>CRIME INDEX</div> | <div>86</div> <div>AIR POLLUTION</div> | <div>72,545</div> <div>POPULATION</div> | <div>\$127K</div> <div>MEDIAN IN-COME</div> | <div>67°F</div> <div>AVG TEMP</div> | <div>60%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

|
 OWNERSHIP

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