

Single Family Residence **RESIDENTIAL**

16540 AVARANCHE WAY

ROUND ROCK, TX 78681

\$574,553 TopHap Estimate · \$187 / ft² · confidence 95 · as of Jun 23, 2026



4
BEDS

3
BATHS

3,074 ft²
LIVING AREA

0.18 ac
LOT SIZE

2004
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$575K

\$546K low

\$603K high

Est. Owner Equity

\$430,953

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax	\$10,748 (2025)
Assessed Value	\$616,854
Previous Assessed	\$616,854
Assessor Market Value	\$616,854

PROPERTY FACTS

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

Patio · 219 ft²

Porch · 43 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 4, 2005	Recorded document	Warranty Deed			
Feb 4, 2005	Financing	Warranty Deed			\$160K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Great Oaks Elementary School	Elementary	KG–5	0.2 mi
Cedar Valley Middle School	Middle	6–8	0.5 mi
Round Rock High School	High	9–12	2.4 mi

District: Round Rock 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

44 CRIME INDEX	86 AIR POLLUTION	72,545 POPULATION	\$127K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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