

Single Family Residence **RESIDENTIAL**

# 106 RUSH CREEK DR

ROCKWALL, TX 75032

**\$799,192** TopHap Estimate · \$220 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**7**  
BEDS

**3.5**  
BATHS

**3,636 ft<sup>2</sup>**  
LIVING AREA

**1.28 ac**  
LOT SIZE

**1998**  
YEAR BUILT

**1**  
STORIES

**2**  
PARKING

## VALUATION

**\$799K**

\$766K low

\$832K high

Est. Owner Equity

**\$508,692**

Loan-to-Value

**37%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,172 (2025) |
| Assessed Value        | \$732,050       |
| Previous Assessed     | \$605,000       |
| Assessor Market Value | \$798,541       |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | ROCKWALL                |
| Lot (acres)   | 1.28                    |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | Yes                     |

Porch · 52 ft²

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED       | PRICE | \$/FT² | LOAN   |
|--------------|-----------|------------|-------|--------|--------|
| Jul 16, 2004 | Financing | Grant Deed |       |        | \$261K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Linda Lyon Elementary School | Elementary | PK–6   | 1.6 mi   |
| Rockwall-Heath High School   | High       | 10–12  | 1.6 mi   |
| Maurine Cain Middle School   | Middle     | 7–8    | 3.8 mi   |

District: Rockwall 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 75032

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>64</b><br>CRIME INDEX | <b>102</b><br>AIR POLLUTION | <b>44,737</b><br>POPULATION | <b>\$142K</b><br>MEDIAN IN-COME | <b>65°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|