

Single Family Residence

**RESIDENTIAL**

# 591 RIVER PLANTATION DR

CONROE, TX 77302

**\$264,903** TopHap Estimate · \$106 / ft<sup>2</sup> · confidence 89 · as of Jun 23, 2026



**3**

BATHS

**2,493 ft<sup>2</sup>**

LIVING AREA

**0.27 ac**

LOT SIZE

**1972**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$265K**

\$236K low

\$294K high

Est. Owner Equity

**\$34,903**

Loan-to-Value

**87%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,741 (2024) |
| Assessed Value        | \$176,000      |
| Previous Assessed     | \$153,835      |
| Assessor Market Value | \$176,000      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| Style         | Conventional               |
| County        | Montgomery                 |
| Lot (acres)   | 0.27                       |
| Construction  | Frame (Unspecified)        |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Wood Shingle               |
| Heating       | Central                    |
| Cooling       | Central                    |
| Fireplace     | Yes                        |
| Garage        | Garage, Detached           |
| Pool          | Yes                        |

Deck · 399 ft²

Patio · 80 ft²

Porch · 110 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|---------------------|-----------|--------|--------|
| Mar 22, 2024 | Financing         | Venders Lien        |           |        | \$230K |
| Apr 21, 2021 | Financing         | Venders Lien        |           |        | \$221K |
| Sep 26, 2019 | Recorded document | Warranty Deed       |           |        |        |
| Feb 11, 2019 | Resale            | Trustees Deed       | \$123,597 | \$50   |        |
| Jun 11, 2018 | Financing         | Warranty Deed       |           |        | \$147K |
| Jun 6, 2012  | Recorded document | Warranty Deed       |           |        |        |
| Apr 7, 2005  | Recorded document | Grant Deed          |           |        |        |
| Jan 6, 2004  | Recorded document | Grant Deed          |           |        |        |
| Sep 8, 2003  | Non-arms-length   | Trustees Deed       | \$75,537  | \$30   |        |
| Feb 19, 1998 | Quitclaim         | Quit Claim Transfer |           |        | \$38K  |

## ASSIGNED SCHOOLS

| SCHOOL                                | LEVEL      | GRADES | DISTANCE |
|---------------------------------------|------------|--------|----------|
| Bonnie Wilkinson Elementary School    | Elementary | PK–4   | 2.0 mi   |
| Conroe High School                    | High       | 9–12   | 5.8 mi   |
| Donald J. Stockton Junior High School | Middle     | 7–8    | 6.0 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 77302

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>84</b><br>CRIME INDEX | <b>77</b><br>AIR POLLUTION | <b>26,053</b><br>POPULATION | <b>\$91K</b><br>MEDIAN IN-COME | <b>68°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|