

Single Family Residence

RESIDENTIAL

2600 RIVER RIDGE CT

GRANBURY, TX 76048

\$985,000 TopHap Estimate · \$708 / ft² · confidence 93 · as of Jul 14, 2026

1,392 ft²
LIVING AREA

0.11 ac
LOT SIZE

2008
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$985K

\$917K low

\$1.1M high

Last Sale

\$483,455 · Oct 7, 2022

Est. Owner Equity

\$621,500

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax

\$13,093 (2025)

Assessed Value

\$1,091,820

Previous Assessed

\$1,009,290

Assessor Market Value

\$1,091,820

PROPERTY FACTS

Property Type	Single Family Residence
County	HOOD
Lot (acres)	0.11
Garage	Garage, Attached
Pool	No
View	Waterfront-Beach (Ocean, River Or Lake)

Porch · 1,013 ft²

Boat access

CLIMATE RISK

99 FLOOD	60 WILDFIRE	93 HEAT	43 STORM	50 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 6, 2022	Financing	Venders Lien			\$364K
Jun 26, 2020	Financing	Venders Lien			\$518K
Feb 19, 2013	Quitclaim	Quit Claim Transfer			
Mar 12, 2009	Financing	Warranty Deed			\$265K
Feb 1, 2009	Financing	Trustees Deed			\$262K
Aug 1, 2008	Financing	Trustees Deed			\$262K
Jun 30, 2005	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
STEAM Academy at Mambrino	Elementary	EE–5	2.0 mi
Granbury High School	High	9–12	5.1 mi
Granbury Middle School	Middle	6–8	5.4 mi

District: Granbury 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 76048

133 CRIME INDEX	105 AIR POLLUTION	27,937 POPULATION	\$66K MEDIAN IN-COME	65°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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