

Single Family Residence

RESIDENTIAL

2702 RIVER RIDGE CT

GRANBURY, TX 76048

\$789,000 TopHap Estimate · \$426 / ft² · confidence 93 · as of Jul 14, 2026



1,850 ft²
LIVING AREA

3,104 ft²
LOT SIZE

2006
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$789K

\$737K low

\$841K high

Last Sale

\$686,280 · Nov 21, 2022

Est. Owner Equity

\$273,000

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$8,709 (2025)
Assessed Value	\$726,290
Previous Assessed	\$677,580
Assessor Market Value	\$726,290

PROPERTY FACTS

Property Type	Single Family Residence
County	HOOD
Lot (acres)	0.07
Garage	Garage, Attached
Pool	No
View	Waterfront-Beach (Ocean, River Or Lake)

Porch · 47 ft²

Boat access

CLIMATE RISK

93
FLOOD

58
WILDFIRE

93
HEAT

43
STORM

50
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 18, 2022	Financing	Venders Lien			\$516K
Jun 26, 2015	Financing	Venders Lien			\$232K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
STEAM Academy at Mambrino	Elementary	EE–5	1.9 mi
Granbury High School	High	9–12	5.2 mi
Granbury Middle School	Middle	6–8	5.6 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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