

Single Family Residence **RESIDENTIAL**

8304 CAMPECHE BAY PL

ROUND ROCK, TX 78681

\$509,370 TopHap Estimate · \$184 / ft² · confidence 97 · as of Jul 14, 2026



3

BATHS

2,775 ft²

LIVING AREA

0.13 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$509K

\$497K low

\$522K high

Est. Owner Equity

\$213,370

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$8,690 (2025)
Assessed Value	\$585,594
Previous Assessed	\$569,206
Assessor Market Value	\$585,594

PROPERTY FACTS

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

Porch · 200 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 30, 2020	Financing	Grant Deed			\$209K
Jun 27, 2012	Financing	Venders Lien			\$172K
Jan 26, 2005	Resale	Warranty Deed	\$216,105	\$78	\$173K
Mar 3, 2004	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Brushy Creek Elementary School	Elementary	PK–5	0.9 mi
Cedar Valley Middle School	Middle	6–8	1.1 mi
McNeil High School	High	9–12	3.9 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	Owner occupied
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