

Single Family Residence **RESIDENTIAL**

8311 COLUMBIA FALLS DR

ROUND ROCK, TX 78681

\$397,395 TopHap Estimate · \$224 / ft² · confidence 94 · as of Jun 23, 2026



2

BATHS

1,776 ft²

LIVING AREA

0.15 ac

LOT SIZE

1991

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$397K

\$374K low

\$421K high

Est. Owner Equity

\$254,895

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$6,402 (2025)
Assessed Value	\$410,200
Previous Assessed	\$410,200
Assessor Market Value	\$410,200

PROPERTY FACTS

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

Patio · 225 ft²

Porch · 81 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 29, 2014	Financing	Warranty Deed			\$143K
Jun 7, 2013	Quitclaim	Quit Claim Transfer			
Apr 8, 2009	Financing	Warranty Deed			\$162K
Mar 26, 2004	Resale	Warranty Deed	\$137,900	\$78	\$136K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fern Bluff Elementary School	Elementary	PK–5	0.3 mi
Round Rock High School	High	9–12	1.5 mi
Chisholm Trail Middle School	Middle	6–8	1.6 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	Absentee owner
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