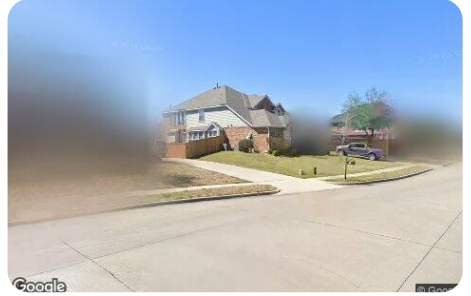


Single Family Residence **RESIDENTIAL**

10001 RIVER BEND DR

ROWLETT, TX 75089

\$493,793 TopHap Estimate · \$140 / ft² · confidence 94 · as of Jul 14, 2026



5
BEDS

4
BATHS

3,523 ft²
LIVING AREA

0.31 ac
LOT SIZE

2004
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$494K

\$464K low

\$523K high

Est. Owner Equity

\$200,209

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$8,478 (2024)
Assessed Value	\$500,800
Previous Assessed	\$500,800
Assessor Market Value	\$500,800

PROPERTY FACTS

Property Type	Single Family Residence
County	Dallas
Lot (acres)	0.31
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 1, 2015	Financing	Warranty Deed			\$294K
Jun 2, 2015	Resale	Trustees Deed	\$212,701	\$60	
Jan 28, 2005	Financing	Grant Deed			\$209K
Jun 28, 2004	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Liberty Grove Elementary School	Elementary	PK–5	0.1 mi
Schrade Middle School	Middle	6–8	2.1 mi
Rowlett High School	High	9–12	3.6 mi

District: Garland 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 75089

41 CRIME INDEX	97 AIR POLLUTION	31,528 POPULATION	\$109K MEDIAN IN-COME	65°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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