

Single Family Residence **RESIDENTIAL**

10014 RIVER BEND DR

ROWLETT, TX 75089

\$530,455 TopHap Estimate · \$144 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,679 ft²

LIVING AREA

0.23 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$530K

\$500K low

\$561K high

Est. Owner Equity

\$162,455

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$11,180 (2024)
Assessed Value	\$475,000
Previous Assessed	\$475,000
Assessor Market Value	\$475,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Dallas
Lot (acres)	0.23
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Wet bar

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 7, 2016	Financing	Venders Lien			\$320K
Jan 6, 2010	Quitclaim	Quit Claim Transfer			
May 27, 2004	Financing	Grant Deed			\$285K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Liberty Grove Elementary School	Elementary	PK–5	0.1 mi
Schrade Middle School	Middle	6–8	2.2 mi
Sachse High School	High	9–12	3.7 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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