

Single Family Residence **RESIDENTIAL**

10314 RIVER BEND DR

ROWLETT, TX 75089

\$530,298 TopHap Estimate · \$133 / ft² · confidence 91 · as of Jul 14, 2026



4
BEDS

4
BATHS

3,993 ft²
LIVING AREA

0.23 ac
LOT SIZE

2004
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$530K

\$484K low

\$577K high

Est. Owner Equity

\$196,848

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$10,260 (2024)
Assessed Value	\$546,950
Previous Assessed	\$546,950
Assessor Market Value	\$546,950

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

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 27, 2004	Financing	Grant Deed			\$333K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Liberty Grove Elementary School	Elementary	PK–5	0.2 mi
Schrade Middle School	Middle	6–8	2.3 mi
Sachse High School	High	9–12	3.5 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.

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 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.

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 OWNERSHIP

Occupancy	Owner occupied
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