

Single Family Residence

RESIDENTIAL

3610 RIVER BEND DR

ROSENBERG, TX 77471

\$449,302 TopHap Estimate · \$172 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,613 ft²

LIVING AREA

0.8 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

3

PARKING

VALUATION

\$449K

\$427K low

\$471K high

Est. Owner Equity

\$69,264

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$2,471 (2025)
Assessed Value	\$470,000
Previous Assessed	\$470,000
Assessor Market Value	\$470,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.80
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 425 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 31, 2005	Financing	Venders Lien			\$216K
Oct 28, 2004	Financing	Trustees Deed			\$210K
Sep 3, 2004	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Briscoe Junior High School	Middle	7–8	0.5 mi
Foster High School	High	9–12	0.7 mi
Frost Elementary School	Elementary	KG–5	4.1 mi

District: Lamar Consolidated 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 77471

144 CRIME INDEX	91 AIR POLLUTION	51,318 POPULATION	\$62K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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