

Single Family Residence **RESIDENTIAL**

2705 RANCHVIEW DR

RICHARDSON, TX 75082

\$673,885 TopHap Estimate · \$176 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

4
BATHS

3,821 ft²
LIVING AREA

2003
YEAR BUILT

2
STORIES

10
ROOMS

2
PARKING

VALUATION

\$674K

\$644K low

\$704K high

Est. Owner Equity

\$404,285

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$5,742 (2024)
Assessed Value	\$660,851
Previous Assessed	\$661,016
Assessor Market Value	\$660,851

PROPERTY FACTS

Property Type	Single Family Residence
County	Collin
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 162 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 6, 2003	Financing	Grant Deed			\$270K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Miller Elementary School	Elementary	KG–5	0.5 mi
Murphy Middle School	Middle	6–8	2.6 mi
Plano East Senior High School	High	11–12	4.1 mi

District: Plano 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 75082

70 CRIME INDEX	103 AIR POLLUTION	31,543 POPULATION	\$121K 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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