

Single Family Residence **RESIDENTIAL**

# 3234 ARROYO BLUFF LN

ROUND ROCK, TX 78681

**\$455,677** TopHap Estimate · \$193 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BATHS

**2,366 ft<sup>2</sup>**

LIVING AREA

**0.19 ac**

LOT SIZE

**2003**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$456K**

\$433K low

\$478K high

Est. Owner Equity

**\$229,890**

Loan-to-Value

**49%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,603 (2025) |
| Assessed Value        | \$468,448      |
| Previous Assessed     | \$468,448      |
| Assessor Market Value | \$468,448      |

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Single Family Residence    |
| County        | Williamson                 |
| Foundation    | Mat/Raft Foundation (Slab) |
| Heating       | Central                    |
| Cooling       | Central                    |
| Fireplace     | Yes                        |
| Pool          | No                         |

Porch · 181 ft²

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED         | PRICE | \$/FT² | LOAN   |
|-------------|-----------|--------------|-------|--------|--------|
| Feb 2, 2016 | Financing | Venders Lien |       |        | \$226K |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Chandler Oaks Elementary School | Elementary | KG–5   | 0.4 mi   |
| Walsh Middle School             | Middle     | 6–8    | 1.8 mi   |
| Stony Point High School         | High       | 9–12   | 5.0 mi   |

District: Round Rock 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 78681

|                   |                     |                      |                          |                  |                 |
|-------------------|---------------------|----------------------|--------------------------|------------------|-----------------|
| 44<br>CRIME INDEX | 86<br>AIR POLLUTION | 72,545<br>POPULATION | \$127K<br>MEDIAN IN-COME | 67°F<br>AVG TEMP | 60%<br>SUNSHINE |
|-------------------|---------------------|----------------------|--------------------------|------------------|-----------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|