

Single Family Residence **RESIDENTIAL**

305 CANYON RIDGE DR

RICHARDSON, TX 75080

\$562,863 TopHap Estimate · \$268 / ft² · confidence 94 · as of Jul 14, 2026



2

BATHS

2,100 ft²

LIVING AREA

1968

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$563K

\$531K low

\$594K high

Est. Owner Equity

\$364,463

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$9,375 (2024)
Assessed Value	\$537,711
Previous Assessed	\$516,494
Assessor Market Value	\$537,711

PROPERTY FACTS

Property Type	Single Family Residence
County	Collin
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Porch · 218 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 28, 2002	Financing	Grant Deed			\$185K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Aldridge Elementary School	Elementary	KG–5	0.7 mi
Wilson Middle School	Middle	6–8	1.8 mi
Plano Senior High School	High	11–12	3.3 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 75080

102 CRIME INDEX	105 AIR POLLUTION	59,499 POPULATION	\$93K MEDIAN IN- COME	65°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.