

Single Family Residence

**RESIDENTIAL**

# 3256 ARROYO BLUFF LN

ROUND ROCK, TX 78681

**\$386,329** TopHap Estimate · \$198 / ft<sup>2</sup> · confidence 98 · as of Jun 23, 2026



**2**

BATHS

**1,953 ft<sup>2</sup>**

LIVING AREA

**0.16 ac**

LOT SIZE

**2002**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$386K**

\$379K low

\$394K high

Est. Owner Equity

**\$155,124**

Loan-to-Value

**60%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,919 (2025) |
| Assessed Value        | \$407,666      |
| Previous Assessed     | \$407,666      |
| Assessor Market Value | \$407,666      |

## PROPERTY FACTS

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

Porch · 245 ft²

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Chandler Oaks Elementary School | Elementary | KG–5   | 0.6 mi   |
| Walsh Middle School             | Middle     | 6–8    | 2.0 mi   |
| Stony Point High School         | High       | 9–12   | 5.1 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**

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

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

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|