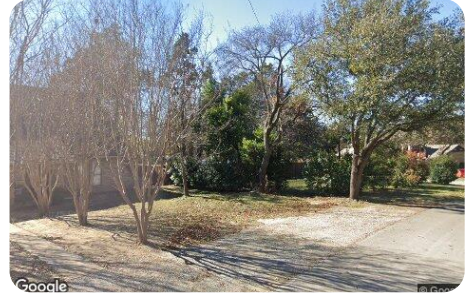


Single Family Residence **RESIDENTIAL**

614 RIDGE ROCK LN

DUNCANVILLE, TX 75116

\$391,970 TopHap Estimate · \$143 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,737 ft²

LIVING AREA

0.32 ac

LOT SIZE

1978

YEAR BUILT

2

STORIES

4

PARKING

VALUATION

\$392K

\$380K low

\$404K high

Est. Owner Equity

\$200,970

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$6,414 (2024)
Assessed Value	\$393,330
Previous Assessed	\$410,360
Assessor Market Value	\$393,330

PROPERTY FACTS

Property Type	Single Family Residence
County	Dallas
Lot (acres)	0.32
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Mixed
Pool	No

Sprinklers

CLIMATE RISK

35
FLOOD

50
WILDFIRE

96
HEAT

50
STORM

50
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 12, 2013	Financing	Warranty Deed			\$155K
Dec 5, 2001	Financing	Grant Deed			\$160K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bilhartz Elementary School	Elementary	PK–5	0.6 mi
Duncanville High School	High	9–12	0.8 mi

Kennemer Middle School	Middle	6–8	2.2 mi
------------------------	--------	-----	--------

District: Duncanville 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 75116

72 CRIME INDEX	105 AIR POLLUTION	21,642 POPULATION	\$61K MEDIAN IN-COME	65°F AVG TEMP	62% SUNSHINE
--------------------------------------	---	---	--	-------------------------------------	------------------------------------

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

OWNERSHIP

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