

Single Family Residence **RESIDENTIAL**

516 ROCK RIDGE WAY

MCKINNEY, TX 75072

\$454,858 TopHap Estimate · \$197 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,311 ft²

LIVING AREA

2001

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$455K

\$436K low

\$474K high

Est. Owner Equity

\$286,858

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$6,216 (2024)
Assessed Value	\$445,743
Previous Assessed	\$442,559
Assessor Market Value	\$445,743

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	No

Porch · 30 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 20, 2022	Financing	Intrafamily Transfer			
May 30, 2013	Financing	Grant Deed			\$168K
May 1, 2012	Non-arms-length	Trustees Deed	\$149,341	\$65	
Aug 30, 2011	Recorded document	Warranty Deed			
Feb 2, 2010	Recorded document	Warranty Deed			
Nov 30, 2009	Recorded document	Warranty Deed			
Dec 17, 2001	Financing	Grant Deed			\$158K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glen Oaks Elementary School	Elementary	KG–5	0.4 mi
McKinney Boyd High School	High	9–12	1.1 mi

District: McKinney 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 75072

28 CRIME INDEX	102 AIR POLLUTION	66,843 POPULATION	\$139K MEDIAN IN-COME	64°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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