

Single Family Residence **RESIDENTIAL**

2504 MERION CV

ROUND ROCK, TX 78664

\$686,040 TopHap Estimate · \$199 / ft² · confidence 96 · as of Jul 14, 2026



3

BATHS

3,448 ft²

LIVING AREA

0.22 ac

LOT SIZE

1994

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$686K

\$661K low

\$711K high

Est. Owner Equity

\$353,540

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$12,467 (2025)
Assessed Value	\$713,507
Previous Assessed	\$713,507
Assessor Market Value	\$713,507

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Patio · 196 ft²

Porch · 305 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 1, 2015	Financing	Venders Lien			\$333K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Forest Creek Elementary School	Elementary	KG–5	0.3 mi
Ridgeview Middle School	Middle	6–8	1.4 mi
Cedar Ridge High School	High	9–12	2.4 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 78664

87 CRIME INDEX	87 AIR POLLUTION	72,016 POPULATION	\$88K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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