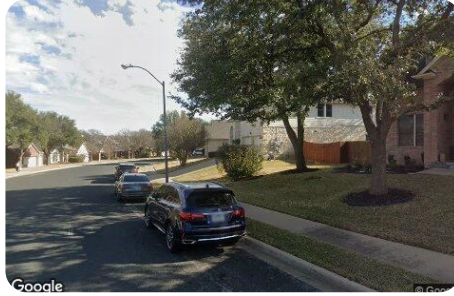


Single Family Residence **RESIDENTIAL**

8300 FERN BLUFF AVE

ROUND ROCK, TX 78681

\$629,565 TopHap Estimate · \$200 / ft² · confidence 90 · as of Jul 14, 2026



3

BATHS

3,153 ft²

LIVING AREA

0.23 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$630K

\$568K low

\$692K high

Est. Owner Equity

\$100,765

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$8,511 (2025)
Assessed Value	\$650,987
Previous Assessed	\$615,589
Assessor Market Value	\$650,987

PROPERTY FACTS

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

Patio · 404 ft²

Porch · 41 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 20, 2025	Financing	Venders Lien			\$529K
May 26, 2012	Financing	Intrafamily Transfer			\$162K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fern Bluff Elementary School	Elementary	PK–5	0.5 mi
Round Rock High School	High	9–12	1.7 mi
Chisholm Trail Middle School	Middle	6–8	1.8 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

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

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

OWNERSHIP

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