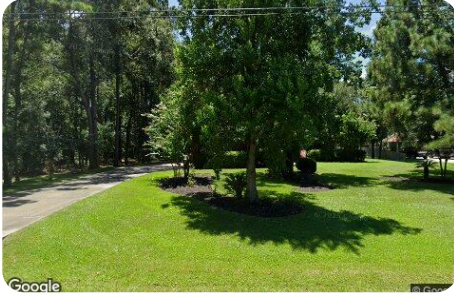


Single Family Residence **RESIDENTIAL**

30 WIND RIVER DR

CONROE, TX 77384

\$564,964 TopHap Estimate · \$214 / ft² · confidence 92 · as of Jul 14, 2026



2.5

BATHS

2,644 ft²

LIVING AREA

1.15 ac

LOT SIZE

1998

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$565K

\$522K low

\$608K high

Last Sale

\$505,400 · Apr 21, 2026

Est. Owner Equity

\$184,964

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$3,900 (2024)
Assessed Value	\$431,000
Previous Assessed	\$523,083
Assessor Market Value	\$431,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	MONTGOMERY
Lot (acres)	1.15
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No
View	Front

Porch · 292 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 20, 2026	Resale	Deed	\$505,400	\$191	\$380K
Jun 22, 1999	Quitclaim	Quit Claim Transfer			
Nov 18, 1997	Financing	Grant Deed			\$109K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Barbara Pierce Bush Elementary School	Elementary	KG–4	2.8 mi
The Woodlands High School	High	9–12	4.2 mi
J.L. McCullough Junior High School	Middle	7–8	6.8 mi

District: Conroe 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 77384

88 CRIME INDEX	83 AIR POLLUTION	28,679 POPULATION	\$114K MEDIAN IN-COME	68°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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