

Single Family Residence

RESIDENTIAL

412 ROCK RIDGE WAY

MCKINNEY, TX 75072

\$493,007 TopHap Estimate · \$256 / ft² · confidence 97 · as of Jul 14, 2026



1,929 ft²
LIVING AREA

0.12 ac
LOT SIZE

2002
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$493K

\$479K low

\$507K high

Est. Owner Equity

\$493,007

TAX & ASSESSMENT

Property Tax	\$5,591 (2025)
Assessed Value	\$481,380
Previous Assessed	\$408,035
Assessor Market Value	\$481,380

PROPERTY FACTS

Property Type	Single Family Residence
County	COLLIN
Lot (acres)	0.12
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	Yes

Porch · 24 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 9, 2024	Financing	Warranty Deed			
May 26, 2017	Financing	Warranty Deed			\$284K
Aug 16, 2011	Financing	Warranty Deed			\$161K
May 12, 2006	Financing	Warranty Deed			\$136K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glen Oaks Elementary School	Elementary	KG–5	0.4 mi
McKinney Boyd High School	High	9–12	1.0 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	Absentee owner
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