

Single Family Residence **RESIDENTIAL**

2 WIND RIVER DR
CONROE, TX 77384



2

BATHS

1,926 ft²

LIVING AREA

1.07 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

9

PARKING

TAX & ASSESSMENT

Property Tax	\$5,443 (2024)
Assessed Value	\$429,000
Previous Assessed	\$429,000
Assessor Market Value	\$429,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Montgomery

Lot (acres)	1.07
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Mixed
Pool	No

Porch · 68 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 5, 2023	Financing	Venders Lien			
Dec 5, 2023	Financing	Warranty Deed			\$360K
Dec 7, 2020	Financing	Venders Lien			\$290K
Mar 17, 2020	Quitclaim	Quit Claim Transfer			
Nov 24, 2008	Financing	Venders Lien			\$152K
May 6, 2008	Non-arms-length	Trustees Deed	\$157,125	\$82	
Dec 5, 2006	Foreclosure sale	Trustees Deed	\$175,144	\$91	
Dec 6, 2005	Financing	Warranty Deed			\$164K
Oct 9, 1997	Financing	Grant Deed			\$98K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Barbara Pierce Bush Elementary School	Elementary	KG–4	2.9 mi
The Woodlands High School	High	9–12	4.4 mi
J.L. McCullough Junior High School	Middle	7–8	6.9 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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