

	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	N/A	N/A	N/A	N/A	10/10/1996
	Bldg Sq Ft	Lot Sq Ft	MLS Yr Built	Type	
	2,510	43,416	1978	OFC BLDG	

OWNER INFORMATION			
Owner Name	S & G Tristan Rental Properties LLC	Tax Billing Zip	76534
Tax Billing Address	19587 Vilas Rd	Tax Billing Zip+4	5152
Tax Billing City & State	Holland, TX	Owner Occupied	No

COMMUNITY INSIGHTS			
Median Home Value	\$641,972	School District	AUSTIN ISD
Median Home Value Rating	8 / 10	Family Friendly Score	49 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	33 / 100	Walkable Score	38 / 100
Total Incidents (1 yr)	147	Q1 Home Price Forecast	\$629,046
Standardized Test Rank	40 / 100	Last 2 Yr Home Appreciation	-3%

LOCATION INFORMATION			
School District	01	Mapsco	672-G
School District Name	Austin ISD	MLS Area	SWE
Census Tract	319.00	Zip Code	78748
Subdivision	Palomino Park Sec 03	Zip + 4	5707
6th Grade School District/School Name	Bailey	Flood Zone Date	01/22/2020
Elementary School District	Baranoff	Most Hazardous Flood Zone	X
Middle School District/School Name	Bailey	Within 250 Feet of Multiple Flood Zone	No
Neighborhood Code	Sou-Sou	Flood Zone Panel	48453C0590J
High School District/School Name	Bowie	Carrier Route	R041

TAX INFORMATION			
Property ID 1	342683	Tax Area (113)	0A
Property ID 2	04262803010000	Tax Appraisal Area	0A
Property ID 3	342683	% Improved	59%
Legal Description	.9967 AC OF LOT 88 PALOMINO PARK SEC 3		
Actual Tax Year	2025	Lot	88
Actual Tax	\$19,294		

ASSESSMENT & TAX			
Assessment Year	2025	2024	2023
Market Value - Total	\$942,769	\$942,769	\$920,436
Market Value - Land	\$390,746	\$390,746	\$390,746
Market Value - Improved	\$552,023	\$552,023	\$529,690
Assessed Value - Total	\$942,769	\$942,769	\$920,436
Assessed Value - Land	\$390,746	\$390,746	\$390,746
Assessed Value - Improved	\$552,023	\$552,023	\$529,690
YOY Assessed Change (\$)	\$0	\$22,333	
YOY Assessed Change (%)	0%	2.43%	
Tax Amount - Estimated	Tax Year	Change (\$)	Change (%)
\$16,653	2023		
\$21,890	2024	\$5,237	31.45%
\$19,294	2025	-\$2,596	-11.86%
Jurisdiction	Tax Type	Tax Amount	Tax Rate
Austin ISD	Actual	\$8,722.50	.9252
City Of Austin	Actual	\$4,940.27	.52402
Travis County	Actual	\$3,543.35	.37585

Travis Co Hospital Dist	Actual	\$1,112.68	.11802
Austin Comm Coll Dist	Actual	\$974.82	.1034
Total Estimated Tax Rate			2.0465

CHARACTERISTICS			
County Use Code	Commercial (Res Conversion)	Roof Shape	Hip
Land Use	Tax: Office Building MLS: SFR	Construction	Wood/Brick
Lot Acres	0.9967	Year Built	1978
Gross Area	2,510	Effective Year Built	1985
Building Sq Ft	2,510	Foundation	Slab
Ground Floor Area	2,510	# of Buildings	1
Garage Type	Detached Garage	Building Type	Office
Garage Sq Ft	528	Fireplace	Y
Garage Capacity	MLS: 6	Lot Depth	322
Stories	1	Lot Area	43,416
Fireplaces	1	Lot Frontage	135
Air Conditioning	Central	No. Parking Spaces	MLS: 6
Heat Type	Central	Parking Type	Detached Garage
Roof Type	Hip	Num Stories	1
Roof Material	Composition Shingle	County Use Description	Commercial (Res Conversion)-F5

FEATURES				
Feature Type	Unit	Size/Qty	Year Built	Value
1st Floor	S	2,510	1978	\$177,783
Garage Det 1st F	S	528	1978	
Hvac Residential	S	2,510	1978	\$4,330

SELL SCORE			
Value As Of	2026-03-08 06:32:58		

LISTING INFORMATION			
MLS Listing Number	9166261	Listing Date	05/22/2008
MLS Area	SWE	MLS Status Change Date	10/28/2008
MLS Status	Withdrawn	Listing Agent Name	535617-Gabriel Davila
Current Listing Price	\$2,700	Listing Broker Name	AGUSTIN B. LARA REALTY
Original Listing Price	\$2,700		

MLS Listing #	9908470	2183720	4984854	6485934	3919816
MLS Status	Closed	Expired	Expired	Withdrawn	Withdrawn
MLS Listing Date	05/20/2008	04/18/2007	01/07/2007	08/29/2006	09/07/2005
MLS Orig Listing Price	\$1,700	\$2,550	\$1,750	\$2,950	\$2,500
MLS Listing Price	\$1,700	\$2,550	\$1,650	\$2,950	\$2,500
MLS Close Date	08/20/2008				
MLS Listing Close Price	\$1,700				
MLS Listing Expiration Date	11/08/2008	06/26/2007	06/26/2007	12/15/2006	12/31/2005

MLS Listing #	699251	699243	699059
MLS Status	Withdrawn	Withdrawn	Withdrawn
MLS Listing Date	04/14/2003	04/14/2003	04/14/2003
MLS Orig Listing Price	\$0	\$0	\$0
MLS Listing Price	\$350,000	\$2,000	\$350,000
MLS Close Date			
MLS Listing Close Price			
MLS Listing Expiration Date	08/14/2003	08/14/2003	08/14/2003

LAST MARKET SALE & SALES HISTORY				
Recording Date	01/27/2015	10/11/1996		
Sale/Settlement Date	01/08/2015	10/10/1996	07/13/1995	07/13/1995
Document Number	12193	12791-934	12485-2295	6259-416
Document Type	Warranty Deed	Warranty Deed	Warranty Deed	Warranty Deed
Buyer Name	S & G Tristan Rental Props LLC	Tristan Sergio & Guadalupe M		Salgado Guadalupe

Deed transfers shown here will reflect all recorded transactions and not only those related to the sale of a property.

MORTGAGE HISTORY				
Mortgage Date	10/17/2019	10/24/2011	10/19/2001	09/18/2000
Mortgage Amount	\$300,000	\$131,200	\$152,000	\$30,000
Mortgage Lender	Randolph Brooks Fcu	Jp Morgan Chase Bk	Homeside Lending Inc	Navy Fcu
Mortgage Type	Conventional	Conventional	Conventional	Conventional
Mortgage Code	Refi	Refi	Refi	Refi

