

Single Family Residence **RESIDENTIAL**

2515 RIVER BRIAR BLVD

RUSKIN, FL 33570

\$335,822 TopHap Estimate · \$163 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,055 ft²

LIVING AREA

0.27 ac

LOT SIZE

2007

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$336K

\$315K low

\$356K high

Last Sale

\$187,000 · Sep 10, 2016

Est. Owner Equity

\$144,176

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$6,123 (2025)
Assessed Value	\$182,889
Previous Assessed	\$177,735
Assessor Market Value	\$296,158

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.27
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 232 ft²

CLIMATE RISK

1
FLOOD

35
WILDFIRE

97
HEAT

75
STORM

38
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 1, 2016	Resale	Warranty Deed	\$187,000	\$91	\$184K
Apr 16, 2008	Resale	Special Warranty Deed	\$213,500	\$104	\$192K
Jan 16, 2008	Recorded document	Warranty Deed			
Dec 31, 2007	Recorded document	Warranty Deed			
Oct 12, 2006	Resale	Warranty Deed	\$816,000	\$397	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruskin Elementary School	Elementary	PK–5	1.6 mi
Earl J. Lennard High School	High	9–12	2.7 mi
Beth Shields Middle School	Middle	6–8	5.0 mi

District: Hillsborough County 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 33570

95 CRIME INDEX	178 AIR POLLUTION	37,027 POPULATION	\$73K MEDIAN IN-COME	73°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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