

Single Family Residence **RESIDENTIAL**

8808 RIVERLACHEN WAY

RIVERVIEW, FL 33578

\$475,158 TopHap Estimate · \$253 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,878 ft²

LIVING AREA

0.55 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

4

PARKING

VALUATION

\$475K

\$452K low

\$499K high

Last Sale

\$30,000 · May 10, 2000

Est. Owner Equity

\$56,118

Loan-to-Value

84%

TAX & ASSESSMENT

Property Tax	\$4,006 (2025)
Assessed Value	\$227,541
Previous Assessed	\$221,128
Assessor Market Value	\$494,819

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.55
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 311 ft²

CLIMATE RISK

42
FLOOD

29
WILDFIRE

98
HEAT

75
STORM

34
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 19, 2001	Financing	Grant Deed			\$154K
May 10, 2000	Resale	Grant Deed	\$30,000	\$16	\$23K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spoto High School	High	9–12	1.5 mi
Riverview Elementary School	Elementary	PK–5	2.3 mi
Don G. Giunta Middle School	Middle	6–8	3.3 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 33578

85 CRIME INDEX	255 AIR POLLUTION	62,982 POPULATION	\$74K 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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