

Single Family Residence

RESIDENTIAL

13612 ARTESA BELL DR

RIVERVIEW, FL 33579

\$564,497 TopHap Estimate · \$159 / ft² · confidence 92 · as of Jul 14, 2026



5

BEDS

4

BATHS

3,554 ft²

LIVING AREA

0.15 ac

LOT SIZE

2016

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$564K

\$520K low

\$609K high

Last Sale

\$316,966 · Oct 12, 2016

Est. Owner Equity

\$122,261

Loan-to-Value

79%

TAX & ASSESSMENT

Property Tax	\$8,544 (2025)
Assessed Value	\$315,297
Previous Assessed	\$306,411
Assessor Market Value	\$439,049

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.15
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Patio · 140 ft²

Porch · 431 ft²

CLIMATE RISK

1

FLOOD

35

WILDFIRE

97

HEAT

87

STORM

29

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 30, 2016	Resale	Special Warranty Deed	\$316,966	\$89	\$85K
May 29, 2013	Resale	Grant Deed	\$1,980,000	\$557	
Jun 18, 2010	Resale	Trustees Deed	\$26,500	\$7	
Apr 23, 2010	Recorded document	Warranty Deed			
Jun 27, 2005	Non-arms-length	Warranty Deed	\$2,155,500	\$606	\$9M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sumner High School	High	9–12	1.1 mi
Summerfield Crossings Elementary School	Elementary	PK–5	1.7 mi
Eisenhower Middle School	Middle	6–8	3.5 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 33579

33 CRIME INDEX	274 AIR POLLUTION	49,771 POPULATION	\$102K 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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