

Townhouse

**RESIDENTIAL**

# 4863 POND RIDGE DR

RIVERVIEW, FL 33578

**\$258,682** TopHap Estimate · \$157 / ft<sup>2</sup> · confidence 93 · as of Jun 23, 2026



**3**

BEDS

**3**

BATHS

**1,644 ft<sup>2</sup>**

LIVING AREA

**2004**

YEAR BUILT

**2**

STORIES

**1**

PARKING

## VALUATION

**\$259K**

\$241K low

\$277K high

Last Sale

**\$198,000 · Nov 20, 2020**

Est. Owner Equity

**\$258,682**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,145 (2025) |
| Assessed Value        | \$225,552      |
| Previous Assessed     | \$229,985      |
| Assessor Market Value | \$225,552      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Townhouse                             |
| County        | Hillsborough                          |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Composition Shingle                   |
| Heating       | Central                               |
| Cooling       | Central                               |
| Pool          | No                                    |

Porch · 176 ft²

## CLIMATE RISK

**35**  
FLOOD

**25**  
WILDFIRE

**98**  
HEAT

**75**  
STORM

**29**  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                 | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|----------------------|-----------|--------|--------|
| Nov 6, 2020  | Resale          | Warranty Deed        | \$198,000 | \$120  | \$158K |
| Apr 23, 2019 | Resale          | Warranty Deed        | \$175,000 | \$106  | \$170K |
| Apr 2, 2018  | Quitclaim       | Quit Claim Transfer  |           |        |        |
| Apr 10, 2018 | Resale          | Warranty Deed        | \$160,000 | \$97   | \$128K |
| Oct 21, 2011 | Non-arms-length | Intrafamily Transfer | \$56,200  | \$34   | \$171K |
| Sep 28, 2007 | Resale          | Grant Deed           | \$181,900 | \$111  | \$178K |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| Don G. Giunta Middle School         | Middle     | 6–8    | 1.5 mi   |
| Spoto High School                   | High       | 9–12   | 1.7 mi   |
| Grace M. Ippolito Elementary School | Elementary | PK–5   | 2.2 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

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>85</b><br>CRIME INDEX | <b>255</b><br>AIR POLLUTION | <b>62,982</b><br>POPULATION | <b>\$74K</b><br>MEDIAN IN-COME | <b>73°F</b><br>AVG TEMP | <b>66%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|