

Single Family Residence **RESIDENTIAL**

8425 RIVERVIEW DR

RIVERVIEW, FL 33578

\$670,880 TopHap Estimate · \$293 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,288 ft²

LIVING AREA

0.78 ac

LOT SIZE

1999

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$671K

\$632K low

\$710K high

Last Sale

\$415,000 · Mar 15, 2021

Est. Owner Equity

\$670,880

TAX & ASSESSMENT

Property Tax	\$10,339 (2025)
Assessed Value	\$573,035
Previous Assessed	\$556,885
Assessor Market Value	\$609,814

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.78
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	Yes
View	Yes - Type Unknown

Patio · 190 ft²

Porch · 658 ft²

Boat access

CLIMATE RISK

89

FLOOD

33

WILDFIRE

98

HEAT

75

STORM

34

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 10, 2021	Resale	Warranty Deed	\$415,000	\$181	\$394K
Mar 10, 2021	Resale	Warranty Deed	\$415,000	\$181	\$394K
Aug 29, 2008	Resale	Warranty Deed	\$395,000	\$173	\$403K
Jun 2, 2006	Recorded document	Warranty Deed			
Feb 7, 2006	Non-arms-length	Warranty Deed	\$2,000	\$1	
Dec 6, 2005	Quitclaim	Quit Claim Transfer			
Mar 11, 2005	Resale	Warranty Deed	\$360,000	\$157	\$288K
Sep 1, 1998	Financing	Grant Deed			\$126K

Feb 25, 1998	Resale	Grant Deed	\$23,500	\$10	\$19K
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ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spoto High School	High	9–12	1.6 mi
Riverview Elementary School	Elementary	PK–5	2.5 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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