

Single Family Residence

RESIDENTIAL

4536 RIVER RANCH RD

MILTON, FL 32583

\$290,263 TopHap Estimate · \$139 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,087 ft²

LIVING AREA

0.54 ac

LOT SIZE

1973

YEAR BUILT

3

STORIES

4

PARKING

VALUATION

\$290K

\$257K low

\$323K high

Last Sale

\$170,000 · Feb 7, 2022

Est. Owner Equity

\$110,263

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$2,861 (2025)
Assessed Value	\$232,786
Previous Assessed	\$228,343
Assessor Market Value	\$232,786

PROPERTY FACTS

Property Type	Single Family Residence
County	Santa Rosa
Lot (acres)	0.55
Construction	Wood (Unspecified)
Foundation	Raised (Unspecified)
Roof	Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Mixed

Deck · 458 ft²

Patio · 448 ft²

Porch · 48 ft²

CLIMATE RISK

100
FLOOD

43
WILDFIRE

98
HEAT

84
STORM

9
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 4, 2022	Resale	Warranty Deed	\$170,000	\$81	
Mar 3, 2009	Quitclaim	Quit Claim Transfer			\$198K
Sep 1, 2004	Resale	Grant Deed	\$110,000	\$53	\$153K
Nov 26, 2003	Recorded document	Trustees Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
East Milton Elementary School	Elementary	PK–5	1.5 mi
Milton High School	High	9–12	2.9 mi
Martin Luther King Middle School	Middle	6–8	3.9 mi

District: Santa Rosa 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 32583

97 CRIME INDEX	77 AIR POLLUTION	32,370 POPULATION	\$82K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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