

Single Family Residence **RESIDENTIAL**

245 ROTONDA BLVD S

ROTONDA WEST, FL 33947

\$584,148 TopHap Estimate · \$269 / ft² · confidence 88 · as of Jul 14, 2026



2,171 ft²
LIVING AREA

0.37 ac
LOT SIZE

2025
YEAR BUILT

VALUATION

\$584K

\$517K low

\$651K high

Last Sale

\$624,900 · Jun 11, 2025

Est. Owner Equity

\$21,738

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$650 (2025)
Assessed Value	\$42,500
Previous Assessed	\$39,083
Assessor Market Value	\$50,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Charlotte
Lot (acres)	0.37
Heating	Yes
Cooling	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 29, 2025	Resale	Warranty Deed	\$624,900	\$288	\$562K
Aug 13, 2018	Resale	Warranty Deed	\$12,000	\$6	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vineland Elementary School	Elementary	PK–5	2.7 mi
L. A. Ainger Middle School	Middle	6–8	2.7 mi
Lemon Bay High School	High	9–12	5.1 mi

District: Charlotte 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 33947

87 CRIME INDEX	75 AIR POLLUTION	12,089 POPULATION	\$71K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------