

Residential - Vacant Land **RESIDENTIAL**

**10 RIVER CT**  
PLACIDA, FL 33946



**4.83 ac**  
LOT SIZE

**VALUATION**

Last Sale **\$11,500 · Apr 22, 2011**

**TAX & ASSESSMENT**

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$1,388 (2025)</b> |
| Assessed Value        | <b>\$73,170</b>       |
| Previous Assessed     | <b>\$66,518</b>       |
| Assessor Market Value | <b>\$136,508</b>      |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | Charlotte                 |
| Lot (acres)   | 4.83                      |
| Heating       | Yes                       |
| Cooling       | Yes                       |
| Pool          | No                        |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------|---------------------|----------|--------------------|------|
| Mar 31, 2011 | Resale    | Warranty Deed       | \$11,500 |                    |      |
| Dec 19, 2003 | Quitclaim | Quit Claim Transfer |          |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| L. A. Ainger Middle School     | Middle     | 6–8    | 3.4 mi   |
| Myakka River Elementary School | Elementary | PK–5   | 3.8 mi   |
| Lemon Bay High School          | High       | 9–12   | 6.3 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 33946****142**

CRIME INDEX

**79**

AIR POLLUTION

**3,615**

POPULATION

**\$75K**MEDIAN IN-  
COME**73°F**

AVG TEMP

**68%**

SUNSHINE

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