

Mobile Home

RESIDENTIAL

2642 RIVER BEND DR

RUSKIN, FL 33570



2

BEDS

2

BATHS

1,170 ft²

LIVING AREA

0.46 ac

LOT SIZE

1971

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

Last Sale

\$210,000 · Dec 27, 2022

TAX & ASSESSMENT

Property Tax	\$3,377 (2025)
Assessed Value	\$197,268
Previous Assessed	\$194,924
Assessor Market Value	\$226,896

PROPERTY FACTS

Property Type	Mobile Home
County	Hillsborough
Lot (acres)	0.46
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	Yes

Patio · 310 ft²

Pool house

Porch · 489 ft²

Boat access

CLIMATE RISK

100
FLOOD

40
WILDFIRE

97
HEAT

75
STORM

38
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 22, 2022	Resale	Warranty Deed	\$210,000	\$179	\$210K
Jan 16, 2002	Recorded document	Grant Deed			
Apr 16, 1996	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruskin Elementary School	Elementary	PK–5	2.4 mi
Earl J. Lennard High School	High	9–12	3.6 mi
Beth Shields Middle School	Middle	6–8	5.9 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 33570

95 CRIME INDEX	178 AIR POLLUTION	37,027 POPULATION	\$73K 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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