

Single Family Residence **RESIDENTIAL**

11909 SHADOW RUN BLVD

RIVERVIEW, FL 33569

\$554,045 TopHap Estimate · \$264 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,097 ft²

LIVING AREA

1.19 ac

LOT SIZE

1994

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$554K

\$521K low

\$587K high

Last Sale

\$20,000 · May 19, 1994

Est. Owner Equity

\$336,057

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$4,059 (2025)
Assessed Value	\$224,089
Previous Assessed	\$217,774
Assessor Market Value	\$465,835

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	1.19
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Porch · 435 ft²

CLIMATE RISK

36
FLOOD

33
WILDFIRE

97
HEAT

82
STORM

34
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rodgers Middle Magnet School	Middle	6–8	0.6 mi
Riverview High School	High	9–12	1.4 mi
Warren Hope Dawson Elementary School	Elementary	PK–5	2.7 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 33569

65 CRIME INDEX	275 AIR POLLUTION	32,078 POPULATION	\$92K 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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