

Single Family Residence **RESIDENTIAL**

31 RISING R RD

LAKE PLACID, FL 33852

\$672,174 TopHap Estimate · \$196 / ft² · confidence 90 · as of Jul 14, 2026

4
BEDS

4
BATHS

3,429 ft²
LIVING AREA

5.2 ac
LOT SIZE

2005
YEAR BUILT

1
STORIES

3
PARKING

VALUATION

\$672K

\$604K low

\$740K high

Last Sale

\$670,000 · Apr 17, 2023

Est. Owner Equity

\$672,174

TAX & ASSESSMENT

Property Tax	\$7,753 (2024)
Assessed Value	\$562,496
Previous Assessed	\$552,160
Assessor Market Value	\$562,496

PROPERTY FACTS

Property Type	Single Family Residence
County	Highlands
Lot (acres)	5.20
Construction	Concrete Blocks
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Finished
Pool	Pool W/Hot Tub/Spa

Shed · 140 ft²

Patio · 842 ft²

Porch · 531 ft²

CLIMATE RISK

1 FLOOD	43 WILDFIRE	98 HEAT	61 STORM	24 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 13, 2023	Resale	Warranty Deed	\$670,000	\$195	
Jan 23, 2013	Resale	Warranty Deed	\$248,000	\$72	
Mar 25, 2004	Resale	Grant Deed	\$53,000	\$15	
Jul 15, 1999	Resale	Grant Deed	\$32,000	\$9	\$24K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cracker Trail Elementary School	Elementary	PK–5	3.9 mi
Lake Placid Middle School	Middle	6–8	7.0 mi
Lake Placid High School	High	9–12	7.1 mi

District: Highlands 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.

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 NEIGHBORHOOD · ZIP 33852

103 CRIME INDEX	159 AIR POLLUTION	24,366 POPULATION	\$57K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Absentee owner
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