

Single Family Residence **RESIDENTIAL**

13015 SHADOW RUN BLVD

RIVERVIEW, FL 33569

\$688,485 TopHap Estimate · \$245 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

4
BATHS

2,805 ft²
LIVING AREA

1.09 ac
LOT SIZE

2000
YEAR BUILT

2
STORIES

3
PARKING

VALUATION

\$688K

\$650K low

\$727K high

Last Sale

\$315,000 · Jul 11, 2013

Est. Owner Equity

\$299,285

Loan-to-Value

57%

TAX & ASSESSMENT

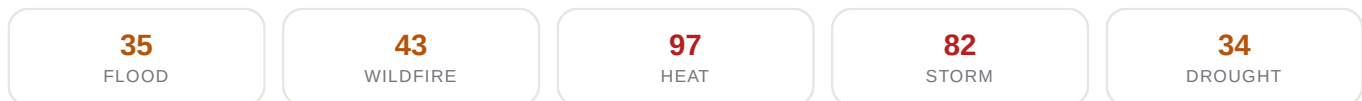
Property Tax	\$6,555 (2025)
Assessed Value	\$372,133
Previous Assessed	\$361,645
Assessor Market Value	\$610,306

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	1.09
Construction	Wood (Unspecified)
Roof	Metal
Heating	Central
Cooling	Central
Pool	Yes

Porch · 714 ft²

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 24, 2013	Resale	Warranty Deed	\$315,000	\$112	\$310K
Nov 9, 1999	Financing	Grant Deed			\$240K
Jul 15, 1998	Resale	Grant Deed	\$34,900	\$12	\$25K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glenn H. Barrington Middle School	Middle	6–8	0.9 mi
Dick Stowers Elementary School	Elementary	PK–5	1.0 mi
Newsome High School	High	9–12	3.7 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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