

Single Family Residence **RESIDENTIAL**

3538 WIND RIVER RUN

CLERMONT, FL 34711

\$472,292 TopHap Estimate · \$203 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,325 ft²

LIVING AREA

0.24 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$472K

\$448K low

\$496K high

Last Sale

\$324,000 · Sep 11, 2019

Est. Owner Equity

\$141,792

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$4,128 (2024)
Assessed Value	\$282,900
Previous Assessed	\$274,660
Assessor Market Value	\$387,093

PROPERTY FACTS

Property Type	Single Family Residence
County	Lake
Lot (acres)	0.24
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Finished
Pool	No

Porch · 389 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 6, 2019	Resale	Warranty Deed	\$324,000	\$139	\$324K
Apr 19, 2013	Resale	Grant Deed	\$216,000	\$93	\$212K
Jul 31, 2012	Resale	Deed In Lieu Of Foreclosure	\$323,000	\$139	
Jul 30, 2007	Resale	Grant Deed	\$339,900	\$146	\$323K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Windy Hill Middle School	Middle	6–8	1.5 mi
Lost Lake Elementary School	Elementary	PK–5	2.8 mi
East Ridge High School	High	9–12	3.2 mi

District: Lake 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 34711

51 CRIME INDEX	201 AIR POLLUTION	81,078 POPULATION	\$83K MEDIAN IN-COME	72°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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