

Mobile Home

RESIDENTIAL

1539 RIVER DR SW # B
RUSKIN, FL 33570



3

BEDS

2

BATHS

924 ft<sup>2</sup>

LIVING AREA

0.36 ac

LOT SIZE

1991

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

Last Sale

\$84,000 · Apr 13, 2015

TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,692 (2025) |
| Assessed Value        | \$211,542      |
| Previous Assessed     | \$211,542      |
| Assessor Market Value | \$211,542      |

## PROPERTY FACTS

|               |                       |
|---------------|-----------------------|
| Property Type | Mobile Home           |
| County        | Hillsborough          |
| Lot (acres)   | 0.36                  |
| Construction  | Wood (Unspecified)    |
| Roof          | Metal                 |
| Heating       | Central               |
| Cooling       | Central               |
| Garage        | Carport (Unspecified) |
| Pool          | No                    |

Deck · 100 ft²

Patio · 100 ft²

Porch · 408 ft²

Boat access

## CLIMATE RISK

|                     |                       |                   |                    |                      |
|---------------------|-----------------------|-------------------|--------------------|----------------------|
| <b>100</b><br>FLOOD | <b>32</b><br>WILDFIRE | <b>97</b><br>HEAT | <b>70</b><br>STORM | <b>38</b><br>DROUGHT |
|---------------------|-----------------------|-------------------|--------------------|----------------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE    | \$/FT² | LOAN |
|--------------|-----------|---------------------|----------|--------|------|
| Jan 13, 2021 | Quitclaim | Quit Claim Transfer |          |        |      |
| Apr 10, 2015 | Resale    | Warranty Deed       | \$84,000 | \$91   |      |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Ruskin Elementary School    | Elementary | PK–5   | 1.3 mi   |
| Earl J. Lennard High School | High       | 9–12   | 3.1 mi   |
| Beth Shields Middle School  | Middle     | 6–8    | 5.5 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

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>95</b><br>CRIME INDEX | <b>178</b><br>AIR POLLUTION | <b>37,027</b><br>POPULATION | <b>\$73K</b><br>MEDIAN IN-COME | <b>73°F</b><br>AVG TEMP | <b>66%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|