

Single Family Residence **RESIDENTIAL**

561 PLACID RUN RD

ORANGE CITY, FL 32763

\$296,637 TopHap Estimate · \$158 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,882 ft²

LIVING AREA

0.11 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$297K

\$282K low

\$312K high

Last Sale

\$159,500 · Mar 11, 2016

Est. Owner Equity

\$138,274

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$2,556 (2024)
Assessed Value	\$167,511
Previous Assessed	\$162,791
Assessor Market Value	\$285,255

PROPERTY FACTS

Property Type	Single Family Residence
County	Volusia
Lot (acres)	0.12
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Pool	No

Porch · 199 ft²

CLIMATE RISK

1
FLOOD

24
WILDFIRE

97
HEAT

61
STORM

32
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 10, 2016	Resale	Warranty Deed	\$159,500	\$85	\$163K
Jun 23, 2006	Resale	Corporation Deed	\$215,000	\$114	\$130K
May 18, 2005	Non-arms-length	Grant Deed	\$529,900	\$282	\$7M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Orange City Elementary School	Elementary	KG–5	0.6 mi
River Springs Middle School	Middle	6–8	1.0 mi
University High School	High	9–12	1.4 mi

District: Volusia 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 32763

109 CRIME INDEX	97 AIR POLLUTION	25,106 POPULATION	\$63K MEDIAN IN-COME	71°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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