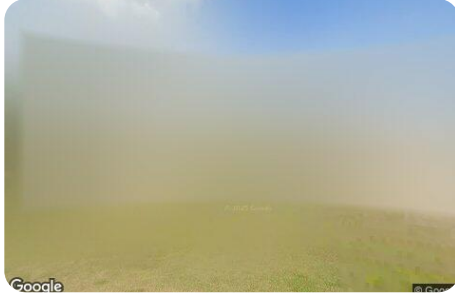


Single Family Residence **RESIDENTIAL**

# 7586 ROSEMONT DR

ENGLEWOOD, FL 34224

**\$445,685** TopHap Estimate · \$219 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**2,034 ft<sup>2</sup>**

LIVING AREA

**0.36 ac**

LOT SIZE

**1994**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

**3**

PARKING

## VALUATION

**\$446K**

\$414K low

\$477K high

Last Sale

**\$575,000 · Apr 4, 2023**

Est. Owner Equity

**\$0**

Loan-to-Value

**116%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,274 (2025) |
| Assessed Value        | \$385,239      |
| Previous Assessed     | \$497,951      |
| Assessor Market Value | \$354,080      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Charlotte               |
| Lot (acres)   | 0.36                    |
| Construction  | Concrete Blocks         |
| Foundation    | Footing                 |
| Roof          | Shingle                 |
| Heating       | Forced Air              |
| Cooling       | Yes                     |
| Garage        | Garage, Finished        |
| Pool          | Yes                     |

Porch · 531 ft²

Sprinklers

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|---------------------|-----------|--------|--------|
| Apr 3, 2023  | Resale            | Warranty Deed       | \$575,000 | \$283  | \$518K |
| Mar 31, 2021 | Resale            | Warranty Deed       | \$403,000 | \$198  | \$322K |
| Sep 6, 2018  | Quitclaim         | Quit Claim Transfer |           |        |        |
| Feb 11, 2010 | Resale            | Warranty Deed       | \$226,500 | \$111  |        |
| Sep 30, 2005 | Quitclaim         | Quit Claim Transfer |           |        |        |
| Sep 29, 2005 | Recorded document | Grant Deed          |           |        |        |
| Dec 14, 2004 | Non-arms-length   | Warranty Deed       | \$200,000 | \$98   |        |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Vineland Elementary School | Elementary | PK–5   | 1.1 mi   |
| L. A. Ainger Middle School | Middle     | 6–8    | 1.3 mi   |
| Lemon Bay High School      | High       | 9–12   | 4.0 mi   |

District: Charlotte 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 34224

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>141</b><br>CRIME INDEX | <b>78</b><br>AIR POLLUTION | <b>18,999</b><br>POPULATION | <b>\$56K</b><br>MEDIAN IN-COME | <b>73°F</b><br>AVG TEMP | <b>68%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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