

Single Family Residence **RESIDENTIAL**

952 PELICAN LN

ROCKLEDGE, FL 32955

\$413,567 TopHap Estimate · \$206 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,006 ft²

LIVING AREA

0.36 ac

LOT SIZE

1990

YEAR BUILT

1

STORIES

VALUATION

\$414K

\$379K low

\$448K high

Last Sale

\$178,500 · Sep 18, 2009

Est. Owner Equity

\$285,067

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$1,870 (2025)
Assessed Value	\$159,110
Previous Assessed	\$154,630
Assessor Market Value	\$364,330

PROPERTY FACTS

Property Type	Single Family Residence
County	Brevard
Lot (acres)	0.36
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Pool	Pool W/Hot Tub/Spa

Deck · 555 ft²

Porch · 337 ft²

CLIMATE RISK

10
FLOOD

3
WILDFIRE

96
HEAT

78
STORM

32
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 23, 2022	Financing	Intrafamily Transfer			
Sep 14, 2009	Resale	Warranty Deed	\$178,500	\$89	\$143K
Dec 13, 2004	Resale	Warranty Deed	\$275,000	\$137	
Dec 13, 2004	Resale	Warranty Deed	\$275,000	\$137	\$275K
Mar 25, 2003	Resale	Grant Deed	\$167,000	\$83	\$134K
Jan 22, 1997	Quitclaim	Quit Claim Transfer	\$54,700	\$27	
Aug 1, 1990	Non-arms-length	Warranty Deed	\$54,518	\$27	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hans Christian Andersen Elementary School	Elementary	KG–6	1.2 mi
John F. Kennedy Middle School	Middle	7–8	1.5 mi
Rockledge High School	High	9–12	2.1 mi

District: Brevard 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 32955

69 CRIME INDEX	77 AIR POLLUTION	45,972 POPULATION	\$86K MEDIAN IN-COME	72°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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