

Single Family Residence **RESIDENTIAL**

13311 WATERFORD RUN DR

RIVERVIEW, FL 33569

\$626,418 TopHap Estimate · \$199 / ft² · confidence 93 · as of Jul 14, 2026



4
BEDS

3
BATHS

3,144 ft²
LIVING AREA

0.61 ac
LOT SIZE

1990
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$626K

\$585K low

\$668K high

Last Sale

\$435,000 · Jul 6, 2017

Est. Owner Equity

\$0

Loan-to-Value

112%

TAX & ASSESSMENT

Property Tax	\$9,645 (2025)
Assessed Value	\$474,729
Previous Assessed	\$461,350
Assessor Market Value	\$626,793

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.61
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Patio · 558 ft²

Porch · 386 ft²

CLIMATE RISK

74
FLOOD

33
WILDFIRE

98
HEAT

79
STORM

34
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 1, 2022	Financing	Intrafamily Transfer			
Jun 30, 2017	Resale	Warranty Deed	\$435,000	\$138	\$302K
Dec 8, 2015	Resale	Special Warranty Deed	\$200,000	\$64	\$190K
Dec 19, 2014	Non-arms-length	Trustees Deed	\$249,100	\$79	
Mar 27, 2013	Recorded document	Warranty Deed			
Jan 27, 2004	Resale	Grant Deed	\$243,200	\$77	\$195K
Apr 1, 2003	Recorded document	Trustees Deed			
Nov 30, 2001	Resale	Grant Deed	\$229,900	\$73	\$220K

Jul 24, 1996	Resale	Grant Deed	\$235,000	\$75	\$188K
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ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Richard Cimino Elementary School	Elementary	PK–5	2.4 mi
Bloomington High School	High	9–12	2.9 mi
Burns Middle School	Middle	6–8	3.6 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 33569

65 CRIME INDEX	275 AIR POLLUTION	32,078 POPULATION	\$92K MEDIAN IN-COME	73°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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