

Single Family Residence **RESIDENTIAL**

85 CYPRESS RUN

BLUFFTON, SC 29909

\$359,011 TopHap Estimate · \$352 / ft² · confidence 93 · as of Jul 14, 2026

1,020 ft²
LIVING AREA

0.13 ac
LOT SIZE

2003
YEAR BUILT

1
STORIES

5
ROOMS

2
PARKING

VALUATION

\$359K

\$333K low

\$385K high

Last Sale

\$366,000 · Aug 26, 2024

Est. Owner Equity

\$359,011

TAX & ASSESSMENT

Property Tax	\$1,638 (2025)
Assessed Value	\$14,640
Previous Assessed	\$8,690
Assessor Market Value	\$366,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Beaufort
Lot (acres)	0.13
Construction	Wood (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached

Patio · 24 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 19, 2024	Resale	Warranty Deed	\$366,000	\$359	
Aug 21, 2024	Non-arms-length	Correction Deed	\$267,000	\$262	
Apr 1, 2024	Non-arms-length	Foreclosure	\$267,000	\$262	
Apr 17, 2013	Resale	Warranty Deed	\$168,500	\$165	\$168K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Okatie Elementary School	Elementary	PK–5	4.6 mi
May River High School	High	9–12	4.6 mi
Bluffton Middle School	Middle	6–8	6.7 mi

District: Beaufort 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 29909

64 CRIME INDEX	76 AIR POLLUTION	21,969 POPULATION	\$90K MEDIAN IN-COME	66°F AVG TEMP	63% SUNSHINE
--------------------------------------	--	---	--	-------------------------------------	------------------------------------

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

| OWNERSHIP

Occupancy	Absentee owner
-----------	----------------