

Single Family Residence **RESIDENTIAL**

# 2314 MONTY LN

ROCKLEDGE, FL 32955

**\$210,919** TopHap Estimate · \$198 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**2**  
BEDS

**2**  
BATHS

**1,066 ft<sup>2</sup>**  
LIVING AREA

**0.19 ac**  
LOT SIZE

**1966**  
YEAR BUILT

**1**  
STORIES

**5**  
ROOMS

## VALUATION

**\$211K**

\$198K low

\$224K high

Last Sale

**\$165,900 · Feb 22, 2021**

Est. Owner Equity

**\$53,314**

Loan-to-Value

**71%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,406 (2025) |
| Assessed Value        | \$153,740      |
| Previous Assessed     | \$149,410      |
| Assessor Market Value | \$181,870      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Brevard                               |
| Lot (acres)   | 0.19                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Mat/Raft Foundation (Slab)            |
| Roof          | Asphalt                               |
| Heating       | Central                               |
| Cooling       | Central                               |
| Pool          | No                                    |

Patio · 196 ft²

Porch · 400 ft²

## CLIMATE RISK

10  
FLOOD

32  
WILDFIRE

96  
HEAT

82  
STORM

32  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-----------|--------|--------|
| Feb 19, 2021 | Resale    | Warranty Deed       | \$165,900 | \$156  | \$158K |
| Aug 15, 2016 | Quitclaim | Quit Claim Transfer |           |        |        |
| Aug 15, 2016 | Quitclaim | Quit Claim Transfer |           |        | \$107K |
| Feb 20, 2015 | Quitclaim | Quit Claim Transfer | \$44,600  | \$42   |        |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| John F. Kennedy Middle School     | Middle     | 7–8    | 0.3 mi   |
| Golfview Elementary Magnet School | Elementary | PK–6   | 1.1 mi   |
| Rockledge High School             | High       | 9–12   | 1.7 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<br>CRIME INDEX | 77<br>AIR POLLUTION | 45,972<br>POPULATION | \$86K<br>MEDIAN IN-COME | 72°F<br>AVG TEMP | 64%<br>SUNSHINE |
|-------------------|---------------------|----------------------|-------------------------|------------------|-----------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|