

Single Family Residence **RESIDENTIAL**

170 ROTONDA CIR

ROTONDA WEST, FL 33947

\$341,778 TopHap Estimate · \$203 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,686 ft²

LIVING AREA

0.47 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$342K

\$297K low

\$386K high

Last Sale

\$415,000 · Sep 8, 2023

Est. Owner Equity

\$9,778

Loan-to-Value

101%

TAX & ASSESSMENT

Property Tax	\$4,829 (2025)
Assessed Value	\$315,977
Previous Assessed	\$330,572
Assessor Market Value	\$269,013

PROPERTY FACTS

Property Type	Single Family Residence
County	Charlotte
Lot (acres)	0.47
Construction	Concrete Blocks
Foundation	Concrete
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Pool	Yes

Porch · 566 ft²

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 5, 2023	Resale	Warranty Deed	\$415,000	\$246	\$332K
Jun 15, 2021	Resale	Warranty Deed	\$350,000	\$208	\$280K
Jul 18, 2017	Resale	Warranty Deed	\$166,000	\$98	\$117K
Jun 20, 2017	Resale	Grant Deed	\$87,000	\$52	
Jan 16, 2002	Quitclaim	Quit Claim Transfer			\$68K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
L. A. Ainger Middle School	Middle	6–8	1.7 mi
Vineland Elementary School	Elementary	PK–5	1.8 mi
Lemon Bay High School	High	9–12	3.4 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 33947

87 CRIME INDEX	75 AIR POLLUTION	12,089 POPULATION	\$71K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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