

Single Family Residence

**RESIDENTIAL**

# 13239 EARLY RUN LN

RIVERVIEW, FL 33578

**\$363,210** TopHap Estimate · \$188 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**1,936 ft<sup>2</sup>**

LIVING AREA

**0.13 ac**

LOT SIZE

**2003**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$363K**

\$336K low

\$390K high

Last Sale

**\$379,900 · Nov 25, 2024**

Est. Owner Equity

**\$213,210**

Loan-to-Value

**41%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,562 (2025) |
| Assessed Value        | \$209,219      |
| Previous Assessed     | \$181,623      |
| Assessor Market Value | \$268,909      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| Style         | Contemporary                          |
| County        | Hillsborough                          |
| Lot (acres)   | 0.13                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Composition Shingle                   |
| Heating       | Central                               |
| Cooling       | Central                               |
| Pool          | No                                    |

Patio · 96 ft²

Porch · 32 ft²

## CLIMATE RISK

1

FLOOD

29

WILDFIRE

97

HEAT

80

STORM

29

DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-----------|--------|--------|
| Nov 21, 2024 | Resale    | Warranty Deed       | \$379,900 | \$196  | \$150K |
| May 11, 2018 | Resale    | Warranty Deed       | \$217,000 | \$112  | \$213K |
| Oct 16, 2006 | Quitclaim | Quit Claim Transfer |           |        |        |
| Feb 6, 2004  | Resale    | Grant Deed          | \$135,100 | \$70   | \$108K |

## ASSIGNED SCHOOLS

| SCHOOL               | LEVEL      | GRADES | DISTANCE |
|----------------------|------------|--------|----------|
| Collins PK-8 School  | Elementary | PK–8   | 1.5 mi   |
| East Bay High School | High       | 9–12   | 2.3 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 33578

|                   |                      |                      |                         |                  |                 |
|-------------------|----------------------|----------------------|-------------------------|------------------|-----------------|
| 85<br>CRIME INDEX | 255<br>AIR POLLUTION | 62,982<br>POPULATION | \$74K<br>MEDIAN IN-COME | 73°F<br>AVG TEMP | 66%<br>SUNSHINE |
|-------------------|----------------------|----------------------|-------------------------|------------------|-----------------|

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

## OWNERSHIP

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