

Single Family Residence **RESIDENTIAL**

# 10430 AVELAR RIDGE DR

RIVERVIEW, FL 33578

**\$335,406** TopHap Estimate · \$163 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,062 ft<sup>2</sup>**

LIVING AREA

**0.1 ac**

LOT SIZE

**2006**

YEAR BUILT

**2**

STORIES

**1**

PARKING

## VALUATION

**\$335K**

\$319K low

\$352K high

Last Sale

**\$220,400 · Apr 11, 2007**

Est. Owner Equity

**\$138,406**

Loan-to-Value

**57%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,596 (2025) |
| Assessed Value        | \$267,277      |
| Previous Assessed     | \$264,905      |
| Assessor Market Value | \$267,277      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| Style         | Contemporary                          |
| County        | Hillsborough                          |
| Lot (acres)   | 0.10                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Composition Shingle                   |
| Heating       | Central                               |
| Cooling       | Central                               |
| Pool          | No                                    |

Porch · 144 ft²

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 31<br>WILDFIRE | 97<br>HEAT | 84<br>STORM | 29<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED             | PRICE     | \$/FT² | LOAN   |
|--------------|--------|------------------|-----------|--------|--------|
| Mar 22, 2007 | Resale | Corporation Deed | \$220,400 | \$107  | \$176K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| East Bay High School             | High       | 9–12   | 1.7 mi   |
| Eisenhower Middle School         | Middle     | 6–8    | 1.9 mi   |
| Thomas P. Corr Elementary School | Elementary | PK–5   | 2.0 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 |
|-----------|----------------|