

Single Family Residence

RESIDENTIAL

6107 BROAD RIVER RUN

ELLENTON, FL 34222

\$460,308 TopHap Estimate · \$157 / ft² · confidence 90 · as of Jun 23, 2026

4

BEDS

3.5

BATHS

2,930 ft²

LIVING AREA

0.16 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$460K

\$414K low

\$506K high

Last Sale

\$235,000 · Oct 2, 2015

Est. Owner Equity

\$460,308

TAX & ASSESSMENT

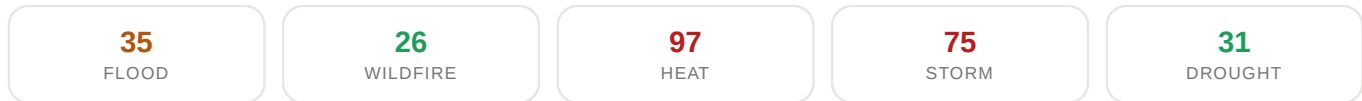
Assessed Value	\$406,460
Previous Assessed	\$405,941
Assessor Market Value	\$406,460

PROPERTY FACTS

Property Type	Single Family Residence
County	MANATEE
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No
View	Preserve

Porch · 188 ft²

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 4, 2018	Recorded document	Grant Deed	\$100	\$0	
Aug 4, 2016	Recorded document	Grant Deed			
Sep 18, 2015	Resale	Warranty Deed	\$235,000	\$80	
Sep 16, 2015	Resale	Warranty Deed	\$204,000	\$70	
Jan 15, 2004	Non-arms-length	Grant Deed	\$259,600	\$89	\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Virgil Mills Elementary School	Elementary	PK–5	1.7 mi
Buffalo Creek Middle School	Middle	6–8	1.8 mi
Palmetto High School	High	9–12	4.9 mi

District: Manatee 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 34222

90 CRIME INDEX	114 AIR POLLUTION	15,256 POPULATION	\$63K MEDIAN IN-COME	73°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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