

Single Family Residence **RESIDENTIAL**

6010 BROAD RIVER RUN

ELLENTON, FL 34222

\$373,755 TopHap Estimate · \$181 / ft² · confidence 89 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,067 ft²

LIVING AREA

0.19 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

3

PARKING

VALUATION

\$374K

\$334K low

\$413K high

Last Sale

\$216,200 · Sep 26, 2003

Est. Owner Equity

\$92,555

Loan-to-Value

75%

TAX & ASSESSMENT

Assessed Value	\$151,590
Previous Assessed	\$147,605
Assessor Market Value	\$318,907

PROPERTY FACTS

Property Type	Single Family Residence
County	MANATEE
Lot (acres)	0.19
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	Yes
View	Standard

Patio · 360 ft²

Porch · 140 ft²

CLIMATE RISK

1

FLOOD

26

WILDFIRE

97

HEAT

75

STORM

31

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 1, 2026	Financing	Mortgage			\$281K
Oct 1, 2019	Quitclaim	Quit Claim Transfer	\$100	\$0	
Sep 26, 2003	Resale	Grant Deed	\$216,200	\$105	\$173K

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	Owner occupied
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