

Townhouse **RESIDENTIAL**

12906 TRADE PORT PL

RIVERVIEW, FL 33579

\$208,454 TopHap Estimate · \$136 / ft² · confidence 95 · as of Jul 14, 2026



2

BEDS

3

BATHS

1,532 ft²

LIVING AREA

2007

YEAR BUILT

1

STORIES

VALUATION

\$208K

\$197K low

\$219K high

Last Sale

\$130,000 · Feb 23, 2021

Est. Owner Equity

\$84,954

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$2,845 (2025)
Assessed Value	\$186,460
Previous Assessed	\$181,205
Assessor Market Value	\$202,971

PROPERTY FACTS

Property Type	Townhouse
County	Hillsborough
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 112 ft²

CLIMATE RISK

1
FLOOD

28
WILDFIRE

97
HEAT

84
STORM

29
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 17, 2021	Resale	Warranty Deed	\$130,000	\$85	\$124K
Feb 17, 2021	Non-arms-length	Warranty Deed	\$130,000	\$85	\$124K
Nov 17, 2017	Resale	Warranty Deed	\$116,500	\$76	\$50K
May 21, 2008	Resale	Special Warranty Deed	\$115,000	\$75	\$112K
Nov 29, 2007	Resale	Grant Deed	\$3,524,600	\$2301	
Sep 29, 2005	Resale	Warranty Deed	\$3,258,000	\$2127	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Summerfield Crossings Elementary School	Elementary	PK–5	0.1 mi
East Bay High School	High	9–12	2.4 mi
Eisenhower Middle School	Middle	6–8	2.6 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 33579

33 CRIME INDEX	274 AIR POLLUTION	49,771 POPULATION	\$102K 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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