

Condominium

**RESIDENTIAL**

# 3200 RIVER RANCH BLVD

RIVER RANCH, FL 33867

**\$86,048** TopHap Estimate · \$233 / ft<sup>2</sup> · confidence 86 · as of Jul 14, 2026



**1**

BEDS

**1**

BATHS

**370 ft<sup>2</sup>**

LIVING AREA

**159 ft<sup>2</sup>**

LOT SIZE

**1966**

YEAR BUILT

## VALUATION

**\$86K**

\$74K low

\$98K high

Last Sale

**\$10,000 · Sep 8, 2004**

Est. Owner Equity

**\$86,048**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$631 (2025) |
| Assessed Value        | \$35,666     |
| Previous Assessed     | \$32,424     |
| Assessor Market Value | \$67,500     |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Condominium                           |
| Style         | Condo/Apartment                       |
| County        | POLK                                  |
| Lot (acres)   | 0.00                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Roll Tar & Gravel                     |
| Pool          | No                                    |

## TRANSACTION HISTORY

| DATE        | TYPE   | DEED          | PRICE    | \$/FT <sup>2</sup> | LOAN |
|-------------|--------|---------------|----------|--------------------|------|
| Sep 8, 2004 | Resale | Warranty Deed | \$10,000 | \$27               |      |

## ASSIGNED SCHOOLS

| SCHOOL                                 | LEVEL      | GRADES | DISTANCE |
|----------------------------------------|------------|--------|----------|
| Frostproof Middle/Senior High School   | Middle     | 6–12   | 20.9 mi  |
| Ben Hill Griffin Jr. Elementary School | Elementary | PK–5   | 21.0 mi  |

District: Polk 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 33867

|                           |                             |                        |                                |                         |                        |
|---------------------------|-----------------------------|------------------------|--------------------------------|-------------------------|------------------------|
| <b>171</b><br>CRIME INDEX | <b>227</b><br>AIR POLLUTION | <b>8</b><br>POPULATION | <b>\$45K</b><br>MEDIAN IN-COME | <b>72°F</b><br>AVG TEMP | <b>66%</b><br>SUNSHINE |
|---------------------------|-----------------------------|------------------------|--------------------------------|-------------------------|------------------------|

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

#### OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|