

Single Family Residence **RESIDENTIAL**

2905 RIVER RUN CIR E

MIRAMAR, FL 33025

\$484,614 TopHap Estimate · \$228 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,127 ft²

LIVING AREA

4,201 ft²

LOT SIZE

1991

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$485K

\$466K low

\$503K high

Last Sale

\$305,000 · Jan 24, 2017

Est. Owner Equity

\$170,880

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$6,462 (2024)
Assessed Value	\$341,880
Previous Assessed	\$332,250
Assessor Market Value	\$530,290

PROPERTY FACTS

Property Type	Single Family Residence
County	Broward
Lot (acres)	0.10
Construction	Concrete
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	None
Cooling	Central
Pool	No

CLIMATE RISK

70 FLOOD	4 WILDFIRE	95 HEAT	58 STORM	44 DROUGHT
--------------------	----------------------	-------------------	--------------------	----------------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 21, 2017	Resale	Warranty Deed	\$305,000	\$143	\$288K
Nov 30, 2015	Resale	Warranty Deed	\$223,000	\$105	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sea Castle Elementary School	Elementary	KG–5	0.3 mi
New Renaissance Middle School	Middle	6–8	0.8 mi
Miramar High School	High	9–12	1.1 mi

District: Broward 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 33025

76 CRIME INDEX	88 AIR POLLUTION	79,096 POPULATION	\$70K MEDIAN IN-COME	75°F AVG TEMP	66% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------