

Single Family Residence **RESIDENTIAL**

264 ROTONDA CIR

ROTONDA WEST, FL 33947

\$496,833 TopHap Estimate · \$173 / ft² · confidence 91 · as of Jun 23, 2026



3

BEDS

3

BATHS

2,871 ft²

LIVING AREA

0.22 ac

LOT SIZE

1987

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$497K

\$452K low

\$542K high

Last Sale

\$7,500 · Nov 1, 1984

Est. Owner Equity

\$294,910

Loan-to-Value

41%

TAX & ASSESSMENT

Property Tax	\$3,153 (2025)
Assessed Value	\$246,458
Previous Assessed	\$239,512
Assessor Market Value	\$403,101

PROPERTY FACTS

Property Type	Single Family Residence
County	Charlotte
Lot (acres)	0.22
Construction	Concrete Blocks
Foundation	Footing
Roof	Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Finished
Pool	Yes

Porch · 455 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
L. A. Ainger Middle School	Middle	6–8	1.0 mi
Vineland Elementary School	Elementary	PK–5	1.1 mi
Lemon Bay High School	High	9–12	3.0 mi

District: Charlotte 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 33947

87 CRIME INDEX	75 AIR POLLUTION	12,089 POPULATION	\$71K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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