

Single Family Residence **RESIDENTIAL**

4411 WINDING RIVER DR

VALRICO, FL 33596

\$451,976 TopHap Estimate · \$206 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,194 ft²

LIVING AREA

0.2 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$452K

\$424K low

\$480K high

Last Sale

\$470,000 · Jul 26, 2024

Est. Owner Equity

\$61,976

Loan-to-Value

86%

TAX & ASSESSMENT

Property Tax	\$7,675 (2025)
Assessed Value	\$381,407
Previous Assessed	\$240,414
Assessor Market Value	\$381,407

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.20
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	Yes

Porch · 256 ft²

CLIMATE RISK

1
FLOOD

32
WILDFIRE

98
HEAT

79
STORM

34
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 18, 2024	Resale	Warranty Deed	\$470,000	\$214	\$390K
Jul 7, 2014	Resale	Warranty Deed	\$241,000	\$110	\$229K
Dec 22, 2011	Resale	Warranty Deed	\$194,000	\$88	\$175K
Jun 12, 2008	Resale	Warranty Deed	\$220,000	\$100	
Jun 12, 2008	Resale	Grant Deed	\$215,000	\$98	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Richard Cimino Elementary School	Elementary	PK–5	0.9 mi
Bloomingtondale High School	High	9–12	1.7 mi
Burns Middle School	Middle	6–8	2.9 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 33596

25 CRIME INDEX	260 AIR POLLUTION	31,287 POPULATION	\$111K 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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