

Single Family Residence **RESIDENTIAL**

12908 SHADOW RUN BLVD

RIVERVIEW, FL 33569

\$497,947 TopHap Estimate · \$195 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,549 ft²

LIVING AREA

1 ac

LOT SIZE

1981

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$498K

\$470K low

\$526K high

Last Sale

\$661,000 · May 6, 2022

Est. Owner Equity

\$0

Loan-to-Value

101%

TAX & ASSESSMENT

Property Tax	\$8,015 (2025)
Assessed Value	\$440,810
Previous Assessed	\$428,387
Assessor Market Value	\$494,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	1.00
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Porch · 748 ft²

CLIMATE RISK

1
FLOOD

40
WILDFIRE

97
HEAT

82
STORM

34
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 6, 2022	Resale	Warranty Deed	\$661,000	\$259	\$489K
Apr 27, 2015	Resale	Special Warranty Deed	\$245,000	\$96	\$196K
Aug 25, 2014	Foreclosure sale	Trustees Deed	\$146,100	\$57	
Apr 23, 2004	Resale	Grant Deed	\$259,000	\$102	\$246K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glenn H. Barrington Middle School	Middle	6–8	1.0 mi
Dick Stowers Elementary School	Elementary	PK–5	1.1 mi
Newsome High School	High	9–12	4.0 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 33569

65 CRIME INDEX	275 AIR POLLUTION	32,078 POPULATION	\$92K 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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