

Single Family Residence

**RESIDENTIAL**

# 36 KNOLLWOOD DR

ROCKLEDGE, FL 32955

**\$322,643** TopHap Estimate · \$228 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,413 ft<sup>2</sup>**

LIVING AREA

**0.18 ac**

LOT SIZE

**1961**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$323K**

\$304K low

\$341K high

Last Sale

**\$270,000 · Mar 16, 2022**

Est. Owner Equity

**\$86,601**

Loan-to-Value

**79%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,769 (2025) |
| Assessed Value        | \$239,170      |
| Previous Assessed     | \$241,260      |
| Assessor Market Value | \$239,170      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Brevard                               |
| Lot (acres)   | 0.18                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Mat/Raft Foundation (Slab)            |
| Roof          | Asphalt                               |
| Heating       | Central                               |
| Cooling       | Central                               |
| Garage        | Carport (Unspecified)                 |
| Pool          | No                                    |

Patio · 169 ft²

Porch · 39 ft²

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 42<br>FLOOD | 16<br>WILDFIRE | 96<br>HEAT | 80<br>STORM | 32<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------|-----------|--------|--------|
| Mar 9, 2022  | Resale | Warranty Deed | \$270,000 | \$191  | \$203K |
| Jul 11, 2016 | Resale | Warranty Deed | \$119,000 | \$84   | \$110K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Rockledge High School       | High       | 9–12   | 1.2 mi   |
| Tropical Elementary School  | Elementary | KG–6   | 1.7 mi   |
| Ronald McNair Magnet School | Middle     | 7–8    | 2.1 mi   |

District: Brevard 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 32955

|                                      |                                        |                                         |                                            |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>69</div> <div>CRIME INDEX</div> | <div>77</div> <div>AIR POLLUTION</div> | <div>45,972</div> <div>POPULATION</div> | <div>\$86K</div> <div>MEDIAN IN-COME</div> | <div>72°F</div> <div>AVG TEMP</div> | <div>64%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

| OWNERSHIP

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