

Single Family Residence **RESIDENTIAL**

13010 WATERFORD RUN DR

RIVERVIEW, FL 33569

\$626,145 TopHap Estimate · \$227 / ft² · confidence 91 · as of Jul 14, 2026



4
BEDS

3
BATHS

2,757 ft²
LIVING AREA

0.55 ac
LOT SIZE

1987
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$626K

\$570K low

\$682K high

Last Sale

\$380,000 · Mar 31, 2014

Est. Owner Equity

\$290,302

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$8,401 (2025)
Assessed Value	\$406,573
Previous Assessed	\$395,115
Assessor Market Value	\$535,668

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.55
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Pool W/Hot Tub/Spa

Porch · 767 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
Mar 27, 2014	Resale	Warranty Deed	\$380,000	\$138	\$388K
Dec 10, 2010	Resale	Warranty Deed	\$310,000	\$112	\$320K
Oct 10, 1997	Resale	Grant Deed	\$210,857	\$76	\$211K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Richard Cimino Elementary School	Elementary	PK–5	2.5 mi
Bloomington High School	High	9–12	3.0 mi

Burns Middle School	Middle	6–8	3.6 mi
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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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