

Single Family Residence

**RESIDENTIAL**

# 1056 MATADOR DR

ROCKLEDGE, FL 32955

**\$300,814** TopHap Estimate · \$253 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,188 ft<sup>2</sup>**

LIVING AREA

**0.19 ac**

LOT SIZE

**1965**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$301K**

\$287K low

\$315K high

Last Sale

**\$261,000 · Dec 29, 2021**

Est. Owner Equity

**\$232,082**

Loan-to-Value

**24%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,891 (2025) |
| Assessed Value        | \$246,960      |
| Previous Assessed     | \$249,090      |
| Assessor Market Value | \$246,960      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Brevard                               |
| Lot (acres)   | 0.19                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Foundation    | Mat/Raft Foundation (Slab)            |
| Roof          | Asphalt                               |
| Heating       | Central                               |
| Cooling       | Central                               |
| Pool          | No                                    |

Patio · 80 ft²

Porch · 230 ft²

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 10<br>FLOOD | 40<br>WILDFIRE | 96<br>HEAT | 82<br>STORM | 32<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED          | PRICE     | \$/FT² | LOAN  |
|--------------|-----------------|---------------|-----------|--------|-------|
| Dec 28, 2021 | Non-arms-length | Warranty Deed | \$261,000 | \$220  |       |
| Aug 13, 2009 | Resale          | Warranty Deed | \$70,000  | \$59   | \$69K |
| Apr 5, 2000  | Resale          | Grant Deed    | \$71,500  | \$60   |       |
| Aug 7, 1998  | Resale          | Grant Deed    | \$64,000  | \$54   | \$65K |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| John F. Kennedy Middle School     | Middle     | 7–8    | 0.4 mi   |
| Golfview Elementary Magnet School | Elementary | PK–6   | 0.8 mi   |
| Rockledge High School             | High       | 9–12   | 1.8 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

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

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

## OWNERSHIP

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