

Single Family Residence **RESIDENTIAL**

612 ROTONDA CIR

ROTONDA WEST, FL 33947

\$353,551 TopHap Estimate · \$221 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,600 ft²

LIVING AREA

0.22 ac

LOT SIZE

1995

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$354K

\$310K low

\$397K high

Last Sale

\$439,934 · Jun 22, 2023

Est. Owner Equity

\$45,551

Loan-to-Value

84%

TAX & ASSESSMENT

Property Tax	\$5,127 (2025)
Assessed Value	\$335,494
Previous Assessed	\$372,211
Assessor Market Value	\$305,200

PROPERTY FACTS

Property Type	Single Family Residence
County	Charlotte
Lot (acres)	0.22
Construction	Concrete Blocks
Foundation	Concrete
Roof	Shingle
Heating	Yes
Cooling	Yes
Pool	Yes

Porch · 367 ft²

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 15, 2023	Resale	Warranty Deed	\$439,934	\$275	
Aug 31, 2004	Resale	Warranty Deed	\$240,000	\$150	\$192K
Mar 22, 1999	Resale	Grant Deed	\$120,000	\$75	\$83K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vineland Elementary School	Elementary	PK–5	1.2 mi
L. A. Ainger Middle School	Middle	6–8	1.4 mi
Lemon Bay High School	High	9–12	4.3 mi

District: Charlotte 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 33947

87 CRIME INDEX	75 AIR POLLUTION	12,089 POPULATION	\$71K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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