

Single Family Residence **RESIDENTIAL**

10804 N RIVER RANCH PATH

CRYSTAL RIVER, FL 34428

\$811,608 TopHap Estimate · \$279 / ft² · confidence 93 · as of Jun 23, 2026

5

BEDS

3

BATHS

2,904 ft²

LIVING AREA

1.2 ac

LOT SIZE

2011

YEAR BUILT

1

STORIES

5

PARKING

VALUATION

\$812K

\$755K low

\$868K high

Last Sale

\$225,000 · Apr 25, 2007

Est. Owner Equity

\$511,608

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax

\$5,635 (2025)

Assessed Value

\$553,310

Previous Assessed

\$553,310

Assessor Market Value

\$553,310

PROPERTY FACTS

Property Type	Single Family Residence
County	Citrus
Lot (acres)	1.21
Construction	Concrete Blocks
Foundation	Footing
Roof	Fiberglass
Heating	Heat Pump
Cooling	Yes
Fireplace	Yes
Pool	Yes

Patio · 560 ft²

Porch · 454 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 26, 2026	Financing	Intrafamily Transfer			
Apr 19, 2007	Resale	Warranty Deed	\$225,000	\$77	
Oct 1, 2004	Resale	Warranty Deed	\$210,000	\$72	
Jul 22, 2002	Resale	Grant Deed	\$99,000	\$34	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crystal River High School	High	9–12	7.8 mi
Crystal River Middle School	Middle	6–8	8.0 mi
Crystal River Primary School	Elementary	PK–5	8.2 mi

District: Citrus 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 34428

128 CRIME INDEX	77 AIR POLLUTION	10,446 POPULATION	\$55K MEDIAN IN-COME	71°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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