

Single Family Residence **RESIDENTIAL**

106 CASCADE BEND DR

RUSKIN, FL 33570

\$399,000 TopHap Estimate · \$202 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,971 ft²

LIVING AREA

0.17 ac

LOT SIZE

2018

YEAR BUILT

1

STORIES

VALUATION

\$399K

\$377K low

\$421K high

Last Sale

\$368,000 · Jul 8, 2022

Est. Owner Equity

\$40,612

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$8,832 (2025)
Assessed Value	\$286,204
Previous Assessed	\$286,204
Assessor Market Value	\$286,204

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.17
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 54 ft²

CLIMATE RISK

1
FLOOD

31
WILDFIRE

97
HEAT

70
STORM

38
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 29, 2022	Resale	Warranty Deed	\$368,000	\$187	\$358K
Jul 27, 2018	Resale	Special Warranty Deed	\$210,000	\$107	\$215K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruskin Elementary School	Elementary	PK–5	1.4 mi
Earl J. Lennard High School	High	9–12	3.0 mi
Beth Shields Middle School	Middle	6–8	5.5 mi

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 33570

95 CRIME INDEX	178 AIR POLLUTION	37,027 POPULATION	\$73K 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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