

Single Family Residence **RESIDENTIAL**

8805 RUM RUNNER PL

BRADENTON, FL 34212

\$1,039,275 TopHap Estimate · \$441 / ft² · confidence 92 · as of Jul 14, 2026

3
BEDS

2.5
BATHS

2,359 ft²
LIVING AREA

0.25 ac
LOT SIZE

2017
YEAR BUILT

1
STORIES

3
PARKING

VALUATION

\$1M

\$959K low

\$1.1M high

Last Sale

\$805,000 · Jan 26, 2021

Est. Owner Equity

\$395,275

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax

\$14,508 (2025)

Assessed Value

\$925,616

Previous Assessed

\$901,281

Assessor Market Value

\$1,031,018

PROPERTY FACTS

Property Type	Single Family Residence
County	MANATEE
Lot (acres)	0.25
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Concrete
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	Yes

Porch · 313 ft²

CLIMATE RISK

100 FLOOD	36 WILDFIRE	98 HEAT	78 STORM	31 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 13, 2026	Financing	Intrafamily Transfer			
Jan 22, 2021	Resale	Warranty Deed	\$805,000	\$341	\$644K
Nov 30, 2017	Resale	Grant Deed	\$719,500	\$305	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Freedom Elementary School	Elementary	PK–5	1.9 mi
Carlos E. Haile Middle School	Middle	6–8	2.1 mi
Parrish Community High School	High	9–12	4.4 mi

District: Manatee 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 34212

50 CRIME INDEX	94 AIR POLLUTION	27,732 POPULATION	\$113K 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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