

Single Family Residence **RESIDENTIAL**

1456 RUSHING RAPIDS WAY

WINTER SPRINGS, FL 32708

\$584,221 TopHap Estimate · \$284 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,059 ft²

LIVING AREA

2020

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$584K

\$561K low

\$607K high

Last Sale

\$408,000 · Aug 27, 2020

Est. Owner Equity

\$257,821

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$4,685 (2025)
Assessed Value	\$327,320
Previous Assessed	\$318,095
Assessor Market Value	\$495,225

PROPERTY FACTS

Property Type	Single Family Residence
County	Seminole
Construction	Concrete Blocks
Foundation	Footing
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	30 WILDFIRE	98 HEAT	69 STORM	32 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 26, 2020	Resale	Special Warranty Deed	\$408,000	\$198	\$326K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Indian Trails Middle School	Middle	6–8	0.3 mi
Winter Springs High School	High	9–12	1.2 mi
Layer Elementary School	Elementary	KG–5	2.5 mi

District: Seminole 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 32708

65 CRIME INDEX	112 AIR POLLUTION	47,162 POPULATION	\$91K MEDIAN IN-COME	72°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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