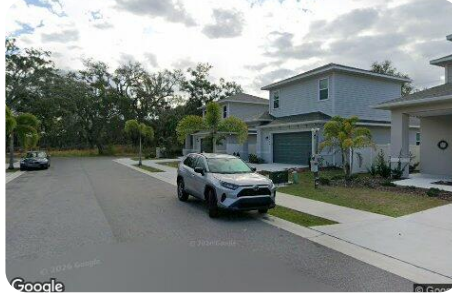


Single Family Residence **RESIDENTIAL**

2922 RIVER RUN WAY

BRADENTON, FL 34208

\$474,802 TopHap Estimate · \$237 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,004 ft²

LIVING AREA

0.12 ac

LOT SIZE

2024

YEAR BUILT

2

STORIES

VALUATION

\$475K

\$445K low

\$504K high

Last Sale

\$120,000 · Apr 29, 2020

Est. Owner Equity

\$474,802

TAX & ASSESSMENT

Property Tax	\$8,266 (2025)
Assessed Value	\$445,114
Previous Assessed	\$448,993
Assessor Market Value	\$445,114

PROPERTY FACTS

Property Type	Single Family Residence
County	MANATEE
Lot (acres)	0.12
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No
View	Preserve

Porch · 108 ft²

CLIMATE RISK

100

FLOOD

23

WILDFIRE

98

HEAT

73

STORM

31

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 24, 2022	Resale	Warranty Deed	\$103,000	\$51	
Apr 23, 2020	Resale	Warranty Deed	\$120,000	\$60	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
William H. Bashaw Elementary School	Elementary	PK–5	2.8 mi
Manatee High School	High	9–12	4.2 mi
Braden River Middle School	Middle	6–8	6.9 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 34208

103 CRIME INDEX	95 AIR POLLUTION	46,005 POPULATION	\$64K MEDIAN IN-COME	73°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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