

Single Family Residence **RESIDENTIAL**

## 263 RUDDER RUN

BLUFFTON, SC 29910

**\$563,547** TopHap Estimate · \$285 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**4**

BEDS

**4**

BATHS

**1,980 ft<sup>2</sup>**

LIVING AREA

**0.15 ac**

LOT SIZE

**2022**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

### VALUATION

**\$564K**

\$530K low

\$598K high

Last Sale

**\$488,540 · May 10, 2022**

Est. Owner Equity

**\$99,434**

Loan-to-Value

**84%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,226 (2025) |
| Assessed Value        | \$19,560       |
| Previous Assessed     | \$19,560       |
| Assessor Market Value | \$489,000      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Beaufort                |
| Lot (acres)   | 0.15                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Asphalt                 |
| Heating       | Heat Pump               |

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 30<br>WILDFIRE | 88<br>HEAT | 80<br>STORM | 25<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED | PRICE     | \$/FT² | LOAN   |
|--------------|--------|------|-----------|--------|--------|
| Apr 26, 2022 | Resale | Deed | \$488,540 | \$247  | \$464K |

## ASSIGNED SCHOOLS

| SCHOOL                                         | LEVEL      | GRADES | DISTANCE |
|------------------------------------------------|------------|--------|----------|
| H. E. McCracken Middle School                  | Middle     | 6–8    | 4.7 mi   |
| Bluffton Elementary and Early Childhood Center | Elementary | PK–5   | 4.9 mi   |
| Bluffton High School                           | High       | 9–12   | 4.9 mi   |

District: Beaufort 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 29910

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>58</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>53,449</b><br>POPULATION | <b>\$92K</b><br>MEDIAN IN-COME | <b>66°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|