

Single Family Residence **RESIDENTIAL**

734 ROTONDA CIR

ROTONDA WEST, FL 33947

\$498,706 TopHap Estimate · \$265 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,885 ft²

LIVING AREA

0.22 ac

LOT SIZE

2018

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$499K

\$434K low

\$563K high

Last Sale

\$550,000 · May 19, 2024

Est. Owner Equity

\$58,706

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$6,954 (2025)
Assessed Value	\$455,036
Previous Assessed	\$419,678
Assessor Market Value	\$462,324

PROPERTY FACTS

Property Type	Single Family Residence
County	Charlotte
Lot (acres)	0.22
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Pool	Yes

Porch · 328 ft²

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 16, 2024	Resale	Warranty Deed	\$550,000	\$292	\$440K
Mar 21, 2019	Resale	Warranty Deed	\$400,000	\$212	
Sep 23, 2016	Quitclaim	Quit Claim Transfer			
Nov 7, 2007	Quitclaim	Quit Claim Transfer	\$88,000	\$47	
Nov 7, 2007	Non-arms-length	Grant Deed	\$88,000	\$47	
Jul 15, 2003	Resale	Grant Deed	\$912,600	\$484	\$750K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vineland Elementary School	Elementary	PK–5	1.9 mi
L. A. Ainger Middle School	Middle	6–8	2.1 mi
Lemon Bay High School	High	9–12	5.0 mi

District: Charlotte 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 33947

87 CRIME INDEX	75 AIR POLLUTION	12,089 POPULATION	\$71K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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