

Single Family Residence **RESIDENTIAL**

448 ROTONDA CIR

ROTONDA WEST, FL 33947

\$503,830 TopHap Estimate · \$206 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,440 ft²
LIVING AREA

0.22 ac
LOT SIZE

2007

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$504K

\$446K low

\$562K high

Last Sale

\$540,000 · Jun 12, 2025

Est. Owner Equity

\$503,830

TAX & ASSESSMENT

Property Tax	\$4,815 (2025)
Assessed Value	\$355,204
Previous Assessed	\$345,193
Assessor Market Value	\$443,629

PROPERTY FACTS

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

Porch · 336 ft²

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 12, 2025	Resale	Warranty Deed	\$540,000	\$221	
Oct 26, 2020	Resale	Warranty Deed	\$385,000	\$158	\$308K
Sep 29, 2016	Resale	Warranty Deed	\$360,000	\$148	\$260K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vineland Elementary School	Elementary	PK–5	0.2 mi
L. A. Ainger Middle School	Middle	6–8	0.3 mi
Lemon Bay High School	High	9–12	3.2 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
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------