

Single Family Residence **RESIDENTIAL**

521 ROTONDA CIR

ROTONDA WEST, FL 33947

\$310,939 TopHap Estimate · \$190 / ft² · confidence 85 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,636 ft²

LIVING AREA

0.26 ac

LOT SIZE

1992

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$311K

\$266K low

\$356K high

Last Sale

\$210,000 · May 24, 2004

Est. Owner Equity

\$101,439

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$1,712 (2025)
Assessed Value	\$152,148
Previous Assessed	\$147,860
Assessor Market Value	\$250,438

PROPERTY FACTS

Property Type	Single Family Residence
County	Charlotte
Lot (acres)	0.26
Construction	Concrete Blocks
Foundation	Concrete
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Pool	Yes

Porch · 367 ft²

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 9, 2004	Quitclaim	Quit Claim Transfer			
May 24, 2004	Resale	Grant Deed	\$210,000	\$128	\$160K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vineland Elementary School	Elementary	PK–5	0.7 mi
L. A. Ainger Middle School	Middle	6–8	0.9 mi
Lemon Bay High School	High	9–12	3.8 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
-----------	-----------------------