

Single Family Residence **RESIDENTIAL**

10306 RIVER BREAM DR

RIVERVIEW, FL 33569

\$354,466 TopHap Estimate · \$191 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,855 ft²

LIVING AREA

0.13 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$354K

\$337K low

\$372K high

Last Sale

\$352,500 · Apr 21, 2023

Est. Owner Equity

\$354,466

TAX & ASSESSMENT

Property Tax	\$4,758 (2025)
Assessed Value	\$263,079
Previous Assessed	\$265,220
Assessor Market Value	\$263,079

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.13
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Patio · 180 ft²

Porch · 30 ft²

CLIMATE RISK

1 FLOOD	28 WILDFIRE	98 HEAT	79 STORM	34 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 17, 2023	Resale	Warranty Deed	\$352,500	\$190	
Jul 21, 2017	Resale	Warranty Deed	\$189,000	\$102	\$151K
Nov 2, 2004	Resale	Grant Deed	\$145,000	\$78	\$30K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glenn H. Barrington Middle School	Middle	6–8	0.6 mi
Boyette Springs Elementary School	Elementary	PK–5	0.8 mi
Newsome High School	High	9–12	3.7 mi

District: Hillsborough 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 33569

65 CRIME INDEX	275 AIR POLLUTION	32,078 POPULATION	\$92K MEDIAN IN-COME	73°F AVG TEMP	66% SUNSHINE
-------------------	----------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

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