

Single Family Residence **RESIDENTIAL**

13206 WATERFORD RUN DR

RIVERVIEW, FL 33569

\$847,753 TopHap Estimate · \$173 / ft² · confidence 87 · as of Jul 14, 2026



4
BEDS

4
BATHS

4,890 ft²
LIVING AREA

0.52 ac
LOT SIZE

2007
YEAR BUILT

3
STORIES

2
PARKING

VALUATION

\$848K

\$739K low

\$956K high

Last Sale

\$229,000 · Nov 28, 2005

Est. Owner Equity

\$486,883

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$10,064 (2025)
Assessed Value	\$500,186
Previous Assessed	\$486,089
Assessor Market Value	\$915,572

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.52
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	Pool W/Hot Tub/Spa

Deck · 744 ft² Patio · 924 ft² Porch · 250 ft² Boat access

CLIMATE RISK

100

FLOOD

36

WILDFIRE

98

HEAT

79

STORM

34

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 28, 2005	Resale	Warranty Deed	\$152,500	\$31	
Nov 26, 1997	Resale	Grant Deed	\$42,000	\$9	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Richard Cimino Elementary School	Elementary	PK–5	2.4 mi
Bloomington High School	High	9–12	2.8 mi
Burns Middle School	Middle	6–8	3.4 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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