

Single Family Residence **RESIDENTIAL**

2738 AVON RIVER DR

VALRICO, FL 33596

\$477,951 TopHap Estimate · \$162 / ft² · confidence 94 · as of Jun 23, 2026



5

BEDS

4

BATHS

2,954 ft²

LIVING AREA

0.18 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$478K

\$449K low

\$507K high

Est. Owner Equity

\$477,951

TAX & ASSESSMENT

Property Tax	\$7,869 (2025)
Assessed Value	\$393,228
Previous Assessed	\$396,947
Assessor Market Value	\$393,228

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.18
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Patio · 512 ft²

Porch · 266 ft²

CLIMATE RISK

1
FLOOD

22
WILDFIRE

98
HEAT

75
STORM

34
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 21, 2022	Financing	Deed			
Jan 21, 2022	Resale	Warranty Deed	\$446,000	\$151	
May 31, 2005	Quitclaim	Quit Claim Transfer			
Dec 30, 2004	Resale	Special Warranty Deed	\$235,000	\$80	\$187K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mulrennan Middle School	Middle	6–8	0.5 mi
Buckhorn Elementary School	Elementary	PK–5	0.5 mi
Durant High School	High	9–12	4.2 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 33596

25 CRIME INDEX	260 AIR POLLUTION	31,287 POPULATION	\$111K MEDIAN IN-COME	73°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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