

Single Family Residence **RESIDENTIAL**

13007 WATERFORD RUN DR

RIVERVIEW, FL 33569

\$643,478 TopHap Estimate · \$204 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,148 ft²

LIVING AREA

0.62 ac

LOT SIZE

1987

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$643K

\$607K low

\$680K high

Last Sale

\$660,000 · Dec 5, 2022

Est. Owner Equity

\$75,478

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$8,502 (2025)
Assessed Value	\$412,129
Previous Assessed	\$400,514
Assessor Market Value	\$568,366

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.62
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Patio · 376 ft²

Porch · 691 ft²

CLIMATE RISK

1 FLOOD	34 WILDFIRE	98 HEAT	79 STORM	34 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 30, 2022	Resale	Warranty Deed	\$660,000	\$210	\$528K
Aug 2, 2019	Resale	Warranty Deed	\$435,000	\$138	\$348K
Aug 5, 2003	Resale	Grant Deed	\$292,500	\$93	\$263K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Richard Cimino Elementary School	Elementary	PK–5	2.5 mi
Bloomington High School	High	9–12	2.9 mi

Burns Middle School	Middle	6–8	3.5 mi
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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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