

Single Family Residence **RESIDENTIAL**

2444 RIVER RISE CT

ORLANDO, FL 32828

\$663,742 TopHap Estimate · \$225 / ft² · confidence 92 · as of Jul 14, 2026



5

BEDS

4

BATHS

2,951 ft²

LIVING AREA

0.26 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$664K

\$614K low

\$714K high

Last Sale

\$80,000 · Apr 3, 2003

Est. Owner Equity

\$307,742

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$4,036 (2024)
Assessed Value	\$274,307
Previous Assessed	\$266,576
Assessor Market Value	\$571,290

PROPERTY FACTS

Property Type	Single Family Residence
County	Orange
Lot (acres)	0.26
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Pool	Yes

Porch · 212 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 15, 2025	Financing	Intrafamily Transfer			
Apr 3, 2003	Resale	Grant Deed	\$80,000	\$27	\$296K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Avalon Elementary School	Elementary	KG–5	0.5 mi
Timber Creek High School	High	9–12	0.6 mi
Avalon Middle School	Middle	6–8	1.3 mi

District: Orange 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 32828

55 CRIME INDEX	107 AIR POLLUTION	70,208 POPULATION	\$97K MEDIAN IN-COME	72°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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