

Single Family Residence **RESIDENTIAL**

11418 BALM RIVERVIEW RD

RIVERVIEW, FL 33569

\$455,245 TopHap Estimate · \$300 / ft² · confidence 92 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,516 ft²
LIVING AREA

1 ac
LOT SIZE

2003
YEAR BUILT

1
STORIES

VALUATION

\$455K

\$419K low

\$491K high

Last Sale

\$455,000 · Nov 6, 2025

Est. Owner Equity

\$22,995

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$5,492 (2025)
Assessed Value	\$268,208
Previous Assessed	\$82,677
Assessor Market Value	\$268,208

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	1.00
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 161 ft²

CLIMATE RISK

1 FLOOD	33 WILDFIRE	97 HEAT	82 STORM	34 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 30, 2025	Resale	Warranty Deed	\$455,000	\$300	\$432K
Sep 19, 2003	Resale	Grant Deed	\$102,000	\$67	\$27K
Dec 6, 2002	Resale	Grant Deed	\$29,000	\$19	
Apr 1, 1997	Resale	Grant Deed	\$9,000	\$6	\$7K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rodgers Middle Magnet School	Middle	6–8	1.0 mi
Riverview High School	High	9–12	1.4 mi
Boyette Springs Elementary School	Elementary	PK–5	1.9 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	Absentee owner
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