

Single Family Residence

RESIDENTIAL

44 SCOTT LN

ROCKLEDGE, FL 32955

\$254,350 TopHap Estimate · \$213 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,196 ft²

LIVING AREA

0.17 ac

LOT SIZE

1959

YEAR BUILT

1

STORIES

VALUATION

\$254K

\$239K low

\$269K high

Last Sale

\$68,500 · May 10, 2002

Est. Owner Equity

\$199,550

Loan-to-Value

23%

TAX & ASSESSMENT

Property Tax	\$1,728 (2025)
Assessed Value	\$109,640
Previous Assessed	\$113,040
Assessor Market Value	\$109,640

PROPERTY FACTS

Property Type	Single Family Residence
County	Brevard
Lot (acres)	0.17
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Central
Cooling	Central
Garage	Carport (Unspecified)
Pool	No

Patio · 108 ft²

Porch · 244 ft²

CLIMATE RISK

30
FLOOD

13
WILDFIRE

96
HEAT

80
STORM

32
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 10, 2002	Resale	Grant Deed	\$68,500	\$57	\$55K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockledge High School	High	9–12	1.1 mi
Tropical Elementary School	Elementary	KG–6	1.6 mi
Ronald McNair Magnet School	Middle	7–8	2.0 mi

District: Brevard 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 32955

69 CRIME INDEX	77 AIR POLLUTION	45,972 POPULATION	\$86K MEDIAN IN-COME	72°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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