

Single Family Residence **RESIDENTIAL**

# 867 ROTONDA CIR

ROTONDA WEST, FL 33947

**\$531,582** TopHap Estimate · \$245 / ft<sup>2</sup> · confidence 94 · as of Jun 23, 2026



**3**

BEDS

**2**

BATHS

**2,166 ft<sup>2</sup>**

LIVING AREA

**0.54 ac**

LOT SIZE

**2003**

YEAR BUILT

**1**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$532K**

\$500K low

\$563K high

Est. Owner Equity

**\$531,582**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,848 (2025) |
| Assessed Value        | \$448,093      |
| Previous Assessed     | \$476,093      |
| Assessor Market Value | \$468,493      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Charlotte               |
| Lot (acres)   | 0.54                    |
| Construction  | Concrete Blocks         |
| Foundation    | Concrete                |
| Roof          | Shingle                 |
| Heating       | Yes                     |
| Cooling       | Yes                     |
| Pool          | Yes                     |

Porch · 244 ft²

Sprinklers

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE    | \$/FT² | LOAN |
|--------------|--------|------------|----------|--------|------|
| Jun 12, 2002 | Resale | Grant Deed | \$18,000 | \$8    |      |
| Apr 9, 2002  | Resale | Grant Deed | \$3,800  | \$2    |      |
| Apr 9, 2002  | Resale | Grant Deed | \$3,800  | \$2    |      |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Vineland Elementary School | Elementary | PK–5   | 2.6 mi   |
| L. A. Ainger Middle School | Middle     | 6–8    | 2.8 mi   |
| Lemon Bay High School      | High       | 9–12   | 5.7 mi   |

District: Charlotte 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 33947

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>87</b><br>CRIME INDEX | <b>75</b><br>AIR POLLUTION | <b>12,089</b><br>POPULATION | <b>\$71K</b><br>MEDIAN IN-COME | <b>73°F</b><br>AVG TEMP | <b>68%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|