

Single Family Residence **RESIDENTIAL**

2528 RIVER BEND DR

RUSKIN, FL 33570

\$594,362 TopHap Estimate · \$247 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,408 ft²

LIVING AREA

0.33 ac

LOT SIZE

1983

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$594K

\$564K low

\$625K high

Last Sale

\$284,000 · May 21, 2015

Est. Owner Equity

\$594,362

TAX & ASSESSMENT

Property Tax	\$4,151 (2025)
Assessed Value	\$236,500
Previous Assessed	\$229,835
Assessor Market Value	\$365,353

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.33
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Metal
Heating	Central
Cooling	Central
Pool	Yes
View	Yes - Type Unknown

Porch · 882 ft²

Boat access

CLIMATE RISK

100
FLOOD

41
WILDFIRE

97
HEAT

75
STORM

38
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 20, 2015	Resale	Warranty Deed	\$284,000	\$118	\$253K
Apr 19, 2002	Financing	Grant Deed			\$223K
Apr 19, 2002	Resale	Grant Deed	\$235,000	\$98	
Aug 15, 1996	Resale	Trustees Deed	\$135,000	\$56	\$128K
Aug 15, 1996	Financing	Trustees Deed			\$128K
Jun 20, 1996	Quitclaim	Quit Claim Transfer			\$128K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruskin Elementary School	Elementary	PK–5	2.1 mi
Earl J. Lennard High School	High	9–12	3.2 mi
Beth Shields Middle School	Middle	6–8	5.5 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 33570

95 CRIME INDEX	178 AIR POLLUTION	37,027 POPULATION	\$73K 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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