

Single Family Residence

RESIDENTIAL

2714 AVON RIVER DR

VALRICO, FL 33596

\$573,672 TopHap Estimate · \$173 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,315 ft²

LIVING AREA

0.2 ac

LOT SIZE

2005

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$574K

\$524K low

\$623K high

Last Sale

\$274,100 · Aug 3, 2005

Est. Owner Equity

\$252,672

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$3,812 (2025)
Assessed Value	\$212,761
Previous Assessed	\$206,765
Assessor Market Value	\$445,888

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.20
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	Pool W/Hot Tub/Spa

Porch · 404 ft²

CLIMATE RISK

1
FLOOD

17
WILDFIRE

98
HEAT

75
STORM

34
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 3, 2005	Resale	Grant Deed	\$274,100	\$83	\$200K
Sep 10, 2004	Resale	Warranty Deed	\$258,900	\$78	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mulrennan Middle School	Middle	6–8	0.5 mi
Buckhorn Elementary School	Elementary	PK–5	0.6 mi
Durant High School	High	9–12	4.2 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 33596

25 CRIME INDEX	260 AIR POLLUTION	31,287 POPULATION	\$111K 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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