

Single Family Residence **RESIDENTIAL**

13518 PRESTWICK DR

RIVERVIEW, FL 33579

\$311,162 TopHap Estimate · \$206 / ft² · confidence 96 · as of Jul 14, 2026

4
BEDS

2
BATHS

1,507 ft²
LIVING AREA

0.13 ac
LOT SIZE

2002
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$311K

\$299K low

\$324K high

Last Sale

\$172,000 · Aug 29, 2005

Est. Owner Equity

\$168,162

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax

\$1,688 (2025)

Assessed Value

\$100,361

Previous Assessed

\$97,533

Assessor Market Value

\$250,905

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.13
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 300 ft²

CLIMATE RISK

1 FLOOD	31 WILDFIRE	97 HEAT	86 STORM	34 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 6, 2025	Financing	Intrafamily Transfer			
Aug 16, 2005	Resale	Warranty Deed	\$172,000	\$114	\$172K
Dec 31, 2002	Resale	Grant Deed	\$116,700	\$77	\$117K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Summerfield Elementary School	Elementary	PK–5	0.5 mi
East Bay High School	High	9–12	4.0 mi
Eisenhower Middle School	Middle	6–8	4.3 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 33579

33 CRIME INDEX	274 AIR POLLUTION	49,771 POPULATION	\$102K 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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