

Mobile Home

RESIDENTIAL

2510 RIVER BEND DR

RUSKIN, FL 33570



3

BEDS

2

BATHS

1,659 ft²

LIVING AREA

0.61 ac

LOT SIZE

1996

YEAR BUILT

2

STORIES

6

PARKING

VALUATION

Last Sale

\$119,000 · Oct 2, 2013

TAX & ASSESSMENT

Property Tax	\$6,352 (2025)
Assessed Value	\$339,997
Previous Assessed	\$348,667
Assessor Market Value	\$339,997

PROPERTY FACTS

Property Type	Mobile Home
County	Hillsborough
Lot (acres)	0.61
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Carport (Unspecified)
Pool	No
View	Yes - Type Unknown

Deck · 138 ft²

Patio · 258 ft²

Porch · 21 ft²

Boat access

CLIMATE RISK

100 FLOOD	40 WILDFIRE	97 HEAT	75 STORM	38 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 15, 2024	Financing	Intrafamily Transfer			
Sep 30, 2013	Resale	Grant Deed	\$119,000	\$72	
Mar 25, 2013	Foreclosure sale	Trustees Deed	\$80,100	\$48	
Apr 2, 2001	Resale	Grant Deed	\$145,000	\$87	\$138K
Aug 23, 1999	Resale	Grant Deed	\$113,500	\$68	\$94K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruskin Elementary School	Elementary	PK–5	1.9 mi
Earl J. Lennard High School	High	9–12	3.1 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	Absentee owner
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