

Single Family Residence **RESIDENTIAL**

# 1015 RIVER DR SW

RUSKIN, FL 33570

**\$238,576** TopHap Estimate · \$152 / ft<sup>2</sup> · confidence 87 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**1,569 ft<sup>2</sup>**

LIVING AREA

**0.64 ac**

LOT SIZE

**1951**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$239K**

\$207K low

\$271K high

Last Sale

**\$183,700 · Jan 6, 2016**

Est. Owner Equity

**\$0**

Loan-to-Value

**126%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,764 (2025) |
| Assessed Value        | \$164,288      |
| Previous Assessed     | \$159,658      |
| Assessor Market Value | \$304,171      |

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Hillsborough                          |
| Lot (acres)   | 0.64                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Metal                                 |
| Heating       | Central                               |
| Cooling       | Central                               |
| Fireplace     | Yes                                   |
| Garage        | Mixed                                 |
| Pool          | No                                    |

Porch · 155 ft²

## CLIMATE RISK

**100**  
FLOOD

**32**  
WILDFIRE

**97**  
HEAT

**70**  
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   |
|--------------|-------------------|---------------------|-----------|--------|--------|
| Jun 7, 2016  | Non-arms-length   | Warranty Deed       | \$65,000  | \$41   |        |
| Jan 5, 2016  | Resale            | Warranty Deed       | \$183,700 | \$117  | \$197K |
| Nov 30, 2011 | Quitclaim         | Quit Claim Transfer |           |        |        |
| Jun 5, 2009  | Recorded document | Grant Deed          |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Ruskin Elementary School    | Elementary | PK–5   | 1.0 mi   |
| Earl J. Lennard High School | High       | 9–12   | 2.9 mi   |
| Beth Shields Middle School  | Middle     | 6–8    | 5.3 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 33570

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>95</b><br>CRIME INDEX | <b>178</b><br>AIR POLLUTION | <b>37,027</b><br>POPULATION | <b>\$73K</b><br>MEDIAN IN-COME | <b>73°F</b><br>AVG TEMP | <b>66%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|