

Single Family Residence **RESIDENTIAL**

10416 RIVER BREAM DR

RIVERVIEW, FL 33569

\$266,120 TopHap Estimate · \$203 / ft² · confidence 93 · as of Jun 23, 2026



3

BEDS

2

BATHS

1,312 ft²

LIVING AREA

0.1 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$266K

\$247K low

\$285K high

Last Sale

\$173,200 · Feb 27, 2006

Est. Owner Equity

\$0

TAX & ASSESSMENT

Property Tax	\$4,307 (2025)
Assessed Value	\$196,592
Previous Assessed	\$196,605
Assessor Market Value	\$196,592

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Hillsborough
Lot (acres)	0.10
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Patio · 180 ft²

CLIMATE RISK

1 FLOOD	32 WILDFIRE	98 HEAT	79 STORM	34 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 22, 2018	Financing	Grant Deed			\$687M
Feb 17, 2006	Resale	Grant Deed	\$173,200	\$132	\$172K
Nov 10, 2005	Resale	Grant Deed	\$494,500	\$377	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Glenn H. Barrington Middle School	Middle	6–8	0.6 mi
Boyette Springs Elementary School	Elementary	PK–5	0.9 mi
Newsome High School	High	9–12	3.7 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 33569

65 CRIME INDEX	275 AIR POLLUTION	32,078 POPULATION	\$92K MEDIAN IN-COME	73°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.