

Single Family Residence **RESIDENTIAL**

10417 RIVER BREAM DR

RIVERVIEW, FL 33569

\$386,922 TopHap Estimate · \$130 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

4
BATHS

2,983 ft²
LIVING AREA

0.13 ac
LOT SIZE

2006
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$387K

\$372K low

\$402K high

Last Sale

\$233,000 · Oct 23, 2017

Est. Owner Equity

\$106,783

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$4,059 (2025)
Assessed Value	\$224,759
Previous Assessed	\$218,425
Assessor Market Value	\$315,655

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

Patio · 180 ft²

Porch · 14 ft²

CLIMATE RISK

1

FLOOD

32

WILDFIRE

98

HEAT

79

STORM

34

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 18, 2017	Resale	Warranty Deed	\$233,000	\$78	\$229K
Jan 30, 2006	Resale	Corporation Deed	\$243,500	\$82	\$210K
Oct 18, 2005	Resale	Grant Deed	\$717,600	\$241	

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.

OWNERSHIP

Occupancy	Owner occupied
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