

# Unit 2406 Nantucket Green Ct # 7 - Nantucket I&II

2406 Nantucket Green Ct # 7 - 2401-2420 Nantucket Field Way, Sun City Center, FL, Hillsborough 33573

## Unit Information

MLS Number:	A4587316
Status:	ACTIVE
Size:	1,313 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	
List Price:	\$285,000
List PPSF:	\$217
Valuated Price:	\$225,000
Valuated PPSF:	\$187

*The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.*

## Building Information

Number of units:	156
Number of active listings for rent:	0
Number of active listings for sale:	7
Building inventory for sale:	4%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

## Building Association Information

### Sun City Center Community Association

1009 North Pebble Beach Blv  
Sun City Center

Ph: 813-633-3500

URL: <http://www.suncitycenter.org/association.html>

### Kings Point Community

1904 Clubhouse Dr  
Sun City Center

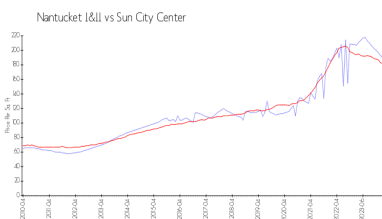
Ph: 813-642-8790

URL: <http://kpscc.com/>

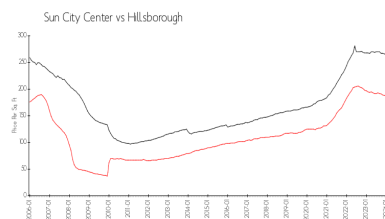
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,205 sq ft	Apr 2024	\$220,000	\$183
1114	1,205 sq ft	Apr 2024	\$230,000	\$191
	1,767 sq ft	Jan 2024	\$378,500	\$214
	1,516 sq ft	Dec 2023	\$345,000	\$228
35	1,205 sq ft	Oct 2023	\$180,000	\$149

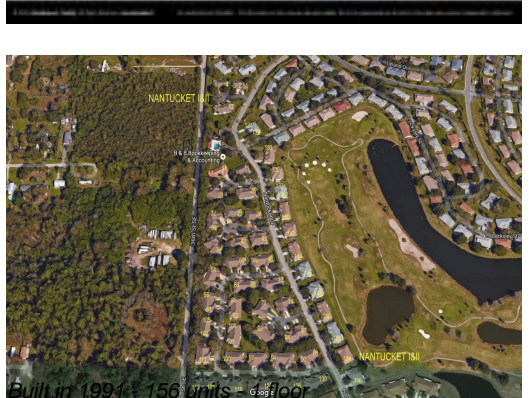
## Market Information



Nantucket I&II: \$187/sq. ft.



Sun City Center: \$185/sq. ft.



Sun City Center: \$185/sq. ft. Hillsborough: \$249/sq. ft.

### **Inventory for Sale**

Nantucket I&II	4%
Sun City Center	3%
Hillsborough	2%

### **Avg. Time to Close Over Last 12 Months**

Nantucket I&II	49 days
Sun City Center	53 days
Hillsborough	43 days