

Unit 308 Lake Parsons Grn # 107 - Park Lake at Parsons

308 Lake Parsons Grn # 107 - 202-314 Lake Parsons Grn, Brandon, FL, Hillsborough 33511

Unit Information

MLS Number: T3456575
 Status: PENDING
 Size: 598 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces:
 View: Trees/Woods
 List Price: \$140,000
 List PPSF: \$234
 Valuated Price: \$134,000
 Valuated PPSF: \$224

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: 232
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 0

Building Association Information

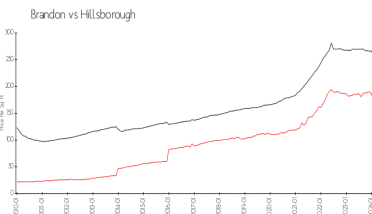
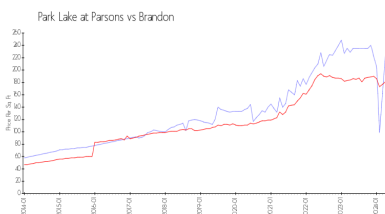
Park Lake at Parsons Condominiums
 Address: 208 Lake Parsons Green,
 Brandon, FL 33511
 Phone: +1 813-843-8311

<https://www.parklakescoa.com/>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-----------|--------------|------------|-------|
| 202 | 741 sq ft | Feb 2024 | \$145,000 | \$196 |
| | 612 sq ft | Jan 2024 | \$120,000 | \$196 |
| 203 | 916 sq ft | Nov 2023 | \$210,000 | \$229 |
| 107 | 916 sq ft | Nov 2023 | \$230,000 | \$251 |
| 203 | 811 sq ft | Oct 2023 | \$184,750 | \$228 |

Market Information



| | | | |
|-----------------------|---------------|---------------|---------------|
| Park Lake at Parsons: | \$224/sq. ft. | Brandon: | \$181/sq. ft. |
| Brandon: | \$181/sq. ft. | Hillsborough: | \$249/sq. ft. |



Inventory for Sale

| | |
|----------------------|----|
| Park Lake at Parsons | 1% |
| Brandon | 1% |
| Hillsborough | 2% |

Avg. Time to Close Over Last 12 Months

| | |
|----------------------|---------|
| Park Lake at Parsons | 49 days |
| Brandon | 33 days |
| Hillsborough | 43 days |