

# Unit 4916 Barnstead Dr - Valhalla

4916 Barnstead Dr - 4605-5044 Pond Ridge Dr, Riverview, FL, Hillsborough 33578

## Unit Information

MLS Number: T3484087  
 Status: ACTIVE  
 Size: 1,644 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: Garage Door Opener  
 View: Water  
 List Price: \$297,500  
 List PPSF: \$181  
 Valuated Price: \$286,000  
 Valuated PPSF: \$174

*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: 590  
 Number of active listings for rent: 0  
 Number of active listings for sale: 8  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 35  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 6

## Building Association Information

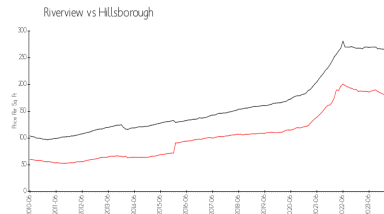
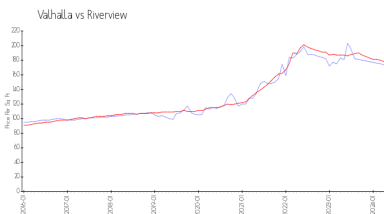
Valhalla Of Brandon Pointe  
 Homeowners Association, Inc  
 6554 Krycul Avenue  
 Riverview, FL 33578  
 Phone: (813) 349-6552

<http://www.valhallaofbrandonpointe.com/valhalla/home.asp>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,644 sq ft	Apr 2024	\$265,000	\$161
	1,644 sq ft	Apr 2024	\$293,000	\$178
	1,845 sq ft	Apr 2024	\$329,900	\$179
	1,790 sq ft	Apr 2024	\$316,000	\$177
	1,644 sq ft	Mar 2024	\$298,800	\$182
	1,110 sq ft	Mar 2024	\$233,000	\$210

## Market Information



Valhalla: \$174/sq. ft.      Riverview: \$178/sq. ft.  
 Riverview: \$178/sq. ft.      Hillsborough: \$249/sq. ft.

## Inventory for Sale



Valhalla	1%
Riverview	2%
Hillsborough	2%

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

Valhalla	46 days
Riverview	44 days
Hillsborough	43 days