

# Unit 2306 Brookfield Greens Cir # 64 - Brookfield

2306 Brookfield Greens Cir # 64 - 2202-2340 Brookfield Greens Cir, Sun City Center, FL, Hillsborough 33573

## Unit Information

MLS Number:	T3486273
Status:	ACTIVE
Size:	1,592 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Driveway, Garage Door Opener, Other
View:	Park/Greenbelt, Water
List Price:	\$293,000
List PPSF:	\$184
Valuated Price:	\$246,000
Valuated PPSF:	\$155

*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:	90
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	3%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

## Building Association Information

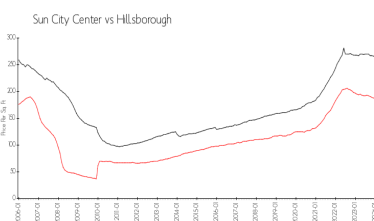
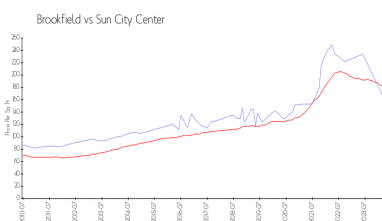
**Sun City Center Community Association**  
 1009 North Pebble Beach Blv  
 Sun City Center  
**Ph:** 813-633-3500  
**URL:** <http://www.suncitycenter.org/association.html>

**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
71	1,610 sq ft	Apr 2024	\$291,000	\$181
	1,450 sq ft	Dec 2023	\$265,000	\$183
52	1,450 sq ft	Nov 2023	\$335,000	\$231
83	1,362 sq ft	Jun 2023	\$310,000	\$228

## Market Information



Brookfield:	\$159/sq. ft.	Sun City Center:	\$185/sq. ft.
Sun City Center:	\$185/sq. ft.	Hillsborough:	\$249/sq. ft.



## **Inventory for Sale**

Brookfield	3%
Sun City Center	3%
Hillsborough	2%

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

Brookfield	66 days
Sun City Center	53 days
Hillsborough	43 days