

Unit 1603 - Plaza Harbour Island

1603 - 450 Knights Run Ave, Tampa, FL, Hillsborough 33602

Unit Information

MLS Number:	T3495507
Status:	ACTIVE
Size:	1,242 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	City
List Price:	\$950,000
List PPSF:	\$765
Valuated Price:	\$1,013,000
Valuated PPSF:	\$816

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:	141
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	3%
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

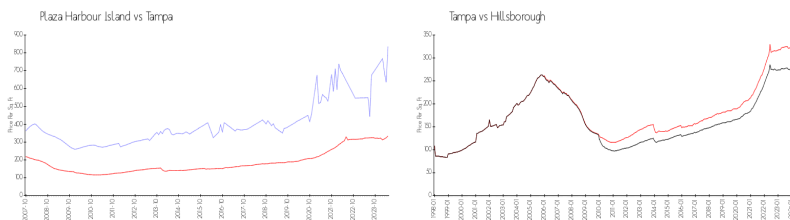
Building Association Information

Plaza Harbour Island Condominium Association Inc
 450 Run Ave
 Tampa, FL 33602-3360
 (813) 226-8585

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1905	2,153 sq ft	Jun 2024	\$1,640,000	\$762
1107	1,920 sq ft	Apr 2024	\$1,250,000	\$651
501	1,920 sq ft	Mar 2024	\$1,100,000	\$573
1503	1,242 sq ft	Mar 2024	\$880,000	\$709
104	1,600 sq ft	Sep 2023	\$875,000	\$547
1402	2,357 sq ft	Sep 2023	\$1,412,400	\$599

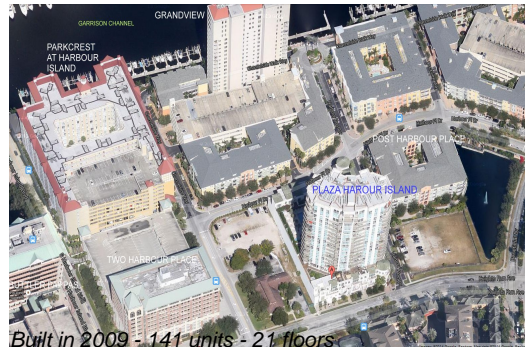
Market Information



Plaza Harbour Island:	\$835/sq. ft.	Tampa:	\$334/sq. ft.
Tampa:	\$334/sq. ft.	Hillsborough:	\$261/sq. ft.

Inventory for Sale

Plaza Harbour Island	4%
Tampa	2%
Hillsborough	2%



Avg. Time to Close Over Last 12 Months

Plaza Harbour Island	31 days
Tampa	45 days
Hillsborough	46 days