

Unit 1436 Emerald Dunes Dr # 12 - Toscana II at Renaissance

1436 Emerald Dunes Dr # 12 - 1401-1440 Emerald Dunes Dr, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number: T3497721
 Status: ACTIVE
 Size: 2,482 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Driveway, Garage Door Opener, Ground Level, Parking Pad
 View: Golf Course, Water
 List Price: \$449,999
 List PPSF: \$181
 Valuated Price: \$446,000
 Valuated PPSF: \$180

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: 32
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 12%
 Number of sales over the last 12 months: 1
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

Building Association Information

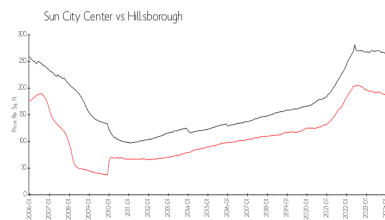
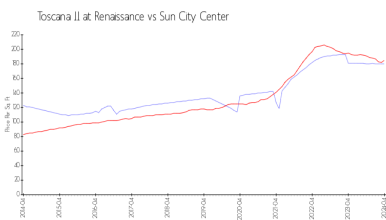
Sun City Center Community Association
 1009 North Pebble Beach Blv
 Sun City Center
 Ph: 813-633-3500
 URL: <http://www.suncitycenter.org/association.html>

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
	2,482 sq ft	Dec 2023	\$505,000	\$203

Market Information



Toscana II at Renaissance:	\$180/sq. ft.	Sun City Center:	\$185/sq. ft.
Sun City Center:	\$185/sq. ft.	Hillsborough:	\$249/sq. ft.

Inventory for Sale

Toscana II at Renaissance	13%
Sun City Center	3%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Toscana II at Renaissance	99 days
Sun City Center	53 days
Hillsborough	43 days