

# Unit 1218 Lyndhurst Greens Dr # 8 - Lyndhurst

1218 Lyndhurst Greens Dr # 8 - 1202-1258 Lyndhurst Greens Dr, Sun City Center, FL, Hillsborough 33573

## Unit Information

MLS Number: T3498780  
 Status: ACTIVE  
 Size: 1,389 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View: Golf Course  
 List Price: \$312,000  
 List PPSF: \$225  
 Valuated Price: \$248,000  
 Valuated PPSF: \$209

*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: 98  
 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: 1  
 Number of sales over the last 3 months: 1

## Building Association Information

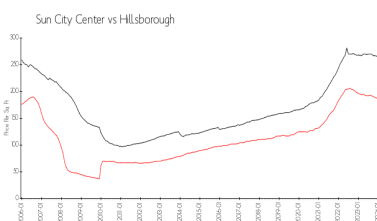
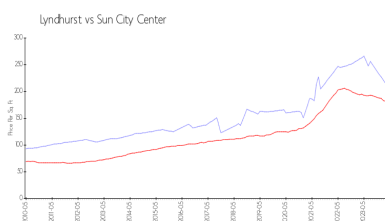
**Sun City Center Community Association**  
 1009 North Pebble Beach Blv  
 Sun City Center  
 Ph: 813-633-3500  
 URL: <http://www.suncitycenter.org/association.html>

**Kings Point Community**  
 1904 Clubhouse Dr  
 Sun City Center  
 Ph: 813-642-8790  
 URL: <http://kpscc.com/>

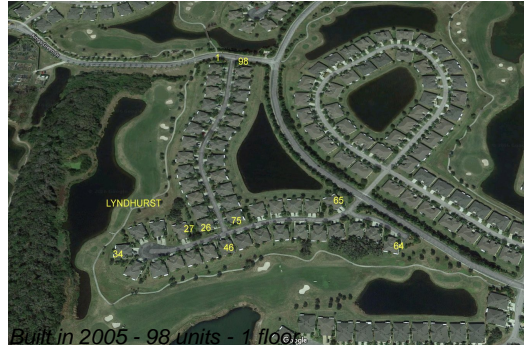
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
53	1,425 sq ft	Apr 2024	\$285,000	\$200
47	1,075 sq ft	Aug 2023	\$275,000	\$256
47	1,188 sq ft	Jun 2023	\$298,000	\$251
67	1,316 sq ft	May 2023	\$349,900	\$266

## Market Information



Lyndhurst: \$209/sq. ft.  
 Sun City Center: \$185/sq. ft.  
 Sun City Center: \$185/sq. ft.  
 Hillsborough: \$249/sq. ft.



## **Inventory for Sale**

Lyndhurst	3%
Sun City Center	3%
Hillsborough	2%

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

Lyndhurst	57 days
Sun City Center	53 days
Hillsborough	43 days