

Unit 1318 Leland Dr # 58 - Lancaster II

1318 Leland Dr # 58 - 1302-1624 Leland Dr, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number: T3499135
 Status: ACTIVE
 Size: 1,755 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Driveway, Garage Door Opener, Golf Cart Parking, Ground Level

View:
 List Price: \$319,900
 List PPSF: \$182
 Valuated Price: \$255,000
 Valuated PPSF: \$165

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: 124
 Number of active listings for rent: 0
 Number of active listings for sale: 6
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

Building Association Information

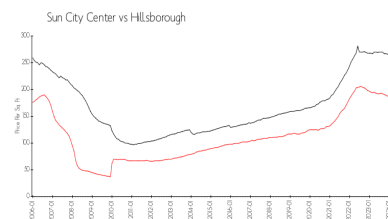
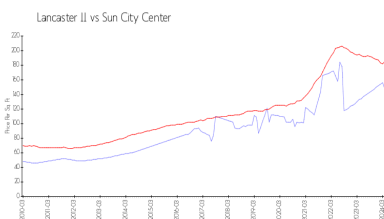
Sun City Center Community Association
 1009 North Pebble Beach Blv
 Sun City Center
 Ph: 813-633-3500
 URL: <http://www.suncitycenter.org/association.html>

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
	1,529 sq ft	Mar 2024	\$264,000	\$173
53	1,529 sq ft	Mar 2024	\$234,900	\$154
	1,394 sq ft	Jan 2024	\$279,900	\$201
	1,878 sq ft	Sep 2023	\$243,500	\$130
22	1,394 sq ft	Jul 2023	\$221,650	\$159

Market Information



Lancaster II: \$147/sq. ft.
 Sun City Center: \$185/sq. ft.
 Sun City Center: \$185/sq. ft.
 Hillsborough: \$249/sq. ft.



Inventory for Sale

Lancaster II	5%
Sun City Center	3%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Lancaster II	47 days
Sun City Center	53 days
Hillsborough	43 days