

Unit 6949 Towering Spruce Dr - Oak Creek 2

6949 Towering Spruce Dr - 6905-7055 Towering Spruce Dr, Riverview, FL, Hillsborough 33578

Unit Information

MLS Number: T3499721
 Status: ACTIVE
 Size: 1,120 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces:
 View:
 List Price: \$245,000
 List PPSF: \$219
 Valuated Price: \$241,000
 Valuated PPSF: \$215

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: 264
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

Building Association Information

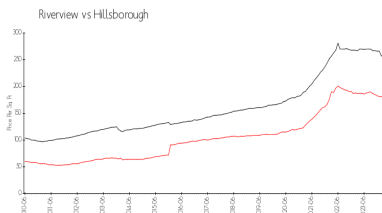
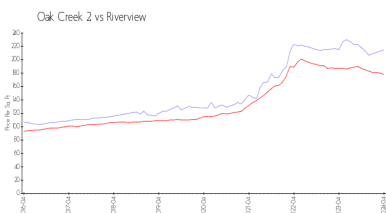
Villages of Oak Creek
 Master Association
 Greenacre Properties Inc
 4131 Gunn Hwy
 Tampa, FL 33618
 Office: (813) 600-1100

<http://www.myoakcreekcommunity.net/homeowners-association/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,240 sq ft	Dec 2023	\$240,000	\$194
	1,176 sq ft	Dec 2023	\$260,000	\$221
	1,120 sq ft	Oct 2023	\$255,000	\$228
	1,120 sq ft	Aug 2023	\$265,000	\$237
	1,240 sq ft	Aug 2023	\$260,000	\$210
	1,120 sq ft	Aug 2023	\$254,000	\$227
	1,176 sq ft	Aug 2023	\$256,900	\$218

Market Information



Oak Creek 2: \$215/sq. ft.
 Riverview: \$178/sq. ft.

Riverview: \$178/sq. ft.
 Hillsborough: \$249/sq. ft.



Inventory for Sale

Oak Creek 2	1%
Riverview	2%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Oak Creek 2	13 days
Riverview	44 days
Hillsborough	43 days