

# Unit 101 N 12th St # 306 - Victory Lofts North & South (2)

101 N 12th St # 306 - 101 N 12 St, Tampa, FL, Hillsborough 33602

## Unit Information

MLS Number:	T3506927
Status:	ACTIVE
Size:	1,021 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	
View:	
List Price:	\$457,500
List PPSF:	\$448
Valuated Price:	\$430,000
Valuated PPSF:	\$421

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

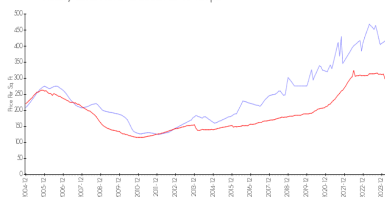
Number of units:	88
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	3%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

## Recent Sales

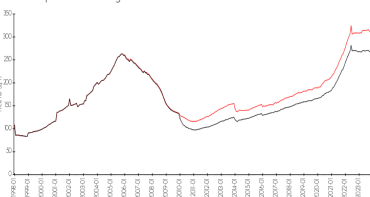
Unit #	Size	Closing Date	Sale Price	PPSF
401	1,086 sq ft	Nov 2023	\$420,000	\$387
402	1,107 sq ft	Oct 2023	\$459,900	\$415
307	1,311 sq ft	Jul 2023	\$590,000	\$450
304	1,060 sq ft	Jun 2023	\$420,000	\$396

## Market Information

Victory Lofts North & South (2) vs Tampa



Tampa vs Hillsborough



Victory Lofts North & South (2):	\$423/sq. ft.	Tampa:	\$312/sq. ft.
Tampa:	\$312/sq. ft.	Hillsborough:	\$251/sq. ft.

## Inventory for Sale

Victory Lofts North & South (2)	3%
Tampa	2%
Hillsborough	2%

## Avg. Time to Close Over Last 12 Months

Victory Lofts North & South (2)	35 days
Tampa	43 days
Hillsborough	44 days

