

Unit 2608 - Place at Channelside

2608 - 912 Channelside Dr, Tampa, FL, Hillsborough 33602

Unit Information

MLS Number: T3510250
 Status: PENDING
 Size: 1,237 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Garage Door Opener, Under Building
 View:
 List Price: \$534,990
 List PPSF: \$432
 Valuated Price: \$470,000
 Valuated PPSF: \$380

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: 245
 Number of active listings for rent: 0
 Number of active listings for sale: 13
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 20
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 5

Building Association Information

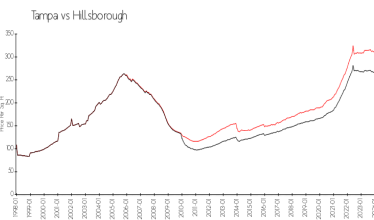
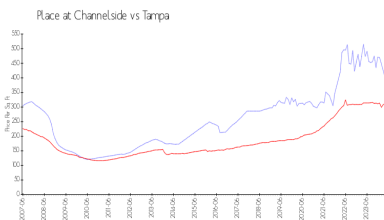
THE PLACE AT CHANNELSIDE
 912 Channelside Drive, Suite #1104
 Tampa, FL 33602
 tel 813 209 9500
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<http://www.theplacechannelside.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2313	1,456 sq ft	May 2024	\$715,000	\$491
1720	1,237 sq ft	Apr 2024	\$528,000	\$427
2603	1,237 sq ft	Mar 2024	\$600,000	\$485
1721	1,134 sq ft	Feb 2024	\$529,000	\$466
2806	1,134 sq ft	Feb 2024	\$661,000	\$583

Market Information



Place at Channelside:	\$401/sq. ft.	Tampa:	\$312/sq. ft.
Tampa:	\$312/sq. ft.	Hillsborough:	\$251/sq. ft.

Inventory for Sale



Built in 2007 - 245 units - 8 floors

Place at Channelside	5%
Tampa	2%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Place at Channelside	44 days
Tampa	42 days
Hillsborough	44 days