

# Unit 8513 Lucuya Way # 308 - Falls at New Tampa (1-12)

8513 Lucuya Way # 308 - 12910-13212 Arbor Isle Dr, Temple Terrace, FL, Hillsborough 33572

## Unit Information

MLS Number:	T3516748
Status:	ACTIVE
Size:	1,113 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	
Rental Price:	\$1,700
List PPSF:	\$2
Valuated Price:	\$198,000
Valuated PPSF:	\$178

*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

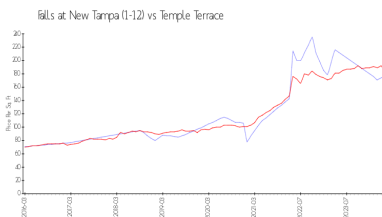
Number of units:	352
Number of active listings for rent:	0
Number of active listings for sale:	0
Building inventory for sale:	0%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

## Building Association Information

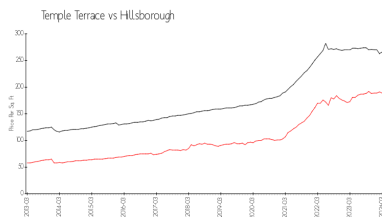
Falls of New Tampa  
Address: 13400 Arbor Isle Dr,  
Temple Terrace, FL 33637,  
Phone: +1 813-989-3438

<https://fallscondos.com/>

## Market Information



Falls at New Tampa (1-12): \$176/sq. ft.  
Temple Terrace: \$184/sq. ft.



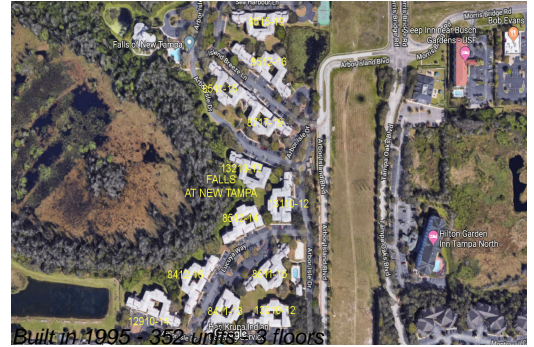
Temple Terrace: \$184/sq. ft.  
Hillsborough: \$259/sq. ft.

## Inventory for Sale

Falls at New Tampa (1-12)	0%
Temple Terrace	1%
Hillsborough	2%

## Avg. Time to Close Over Last 12 Months

Falls at New Tampa (1-12)	29 days
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Temple Terrace  
Hillsborough

31 days  
44 days