

Unit 10606 Shady Falls Ct - River Walk

10606 Shady Falls Ct - 9203-9341 Stone River Pl, Riverview, FL, Hillsborough 33578

Unit Information

MLS Number: T3518891
 Status: ACTIVE
 Size: 1,838 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces:
 View: Trees/Woods
 List Price: \$325,000
 List PPSF: \$177
 Valuated Price: \$312,000
 Valuated PPSF: \$170

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.

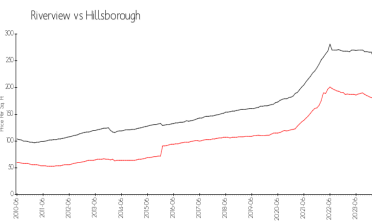
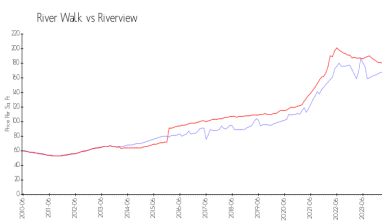
Building Information

Number of units: 144
 Number of active listings for rent: 0
 Number of active listings for sale: 3
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,920 sq ft	Mar 2024	\$320,000	\$167
	1,539 sq ft	Feb 2024	\$275,000	\$179
	1,640 sq ft	Sep 2023	\$270,000	\$165
	1,930 sq ft	Aug 2023	\$307,000	\$159
	1,930 sq ft	Jul 2023	\$327,000	\$169

Market Information



River Walk:	\$170/sq. ft.	Riverview:	\$178/sq. ft.
Riverview:	\$178/sq. ft.	Hillsborough:	\$249/sq. ft.

Inventory for Sale

River Walk: 2%
 Riverview: 2%
 Hillsborough: 2%

Avg. Time to Close Over Last 12 Months

River Walk: 30 days
 Riverview: 44 days
 Hillsborough: 43 days

