

# Unit 2523 Lynx Rd # 17 - Lancaster IV

2523 Lynx Rd # 17 - 2501-2531 Lynx Rd, Sun City Center, FL, Hillsborough 33573

## Unit Information

MLS Number: T3527001  
 Status: ACTIVE  
 Size: 1,660 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Driveway  
 View: Trees/Woods  
 List Price: \$225,000  
 List PPSF: \$136  
 Valuated Price: \$225,000  
 Valuated PPSF: \$136

*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

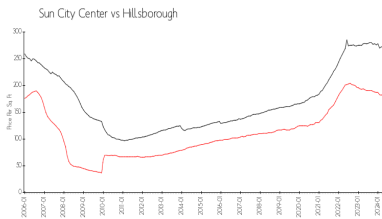
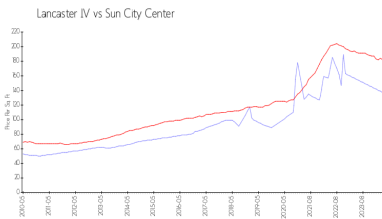
Number of units: 58  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 0  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

## Building Association Information

**Sun City Center Community Association**  
 1009 North Pebble Beach Blv  
 Sun City Center  
 Ph: 813-633-3500  
 URL: <http://www.suncitycenter.org/association.html>

**Kings Point Community**  
 1904 Clubhouse Dr  
 Sun City Center  
 Ph: 813-642-8790  
 URL: <http://kpscc.com/>

## Market Information



Lancaster IV:	\$136/sq. ft.	Sun City Center:	\$183/sq. ft.
Sun City Center:	\$183/sq. ft.	Hillsborough:	\$255/sq. ft.

## Inventory for Sale

Lancaster IV: 7%  
 Sun City Center: 3%  
 Hillsborough: 2%

## Avg. Time to Close Over Last 12 Months

Lancaster IV: n/a



Sun City Center  
Hillsborough

59 days  
49 days