

Unit 757 McDaniel St # 227 - Manchester I II & III

757 McDaniel St # 227 - 533-808 McDaniel St, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number:	T3539315
Status:	ACTIVE
Size:	1,556 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Driveway, Garage Door Opener
View:	Garden
List Price:	\$255,000
List PPSF:	\$164
Valuated Price:	\$244,000
Valuated PPSF:	\$157

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:	258
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	3%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

Building Association Information

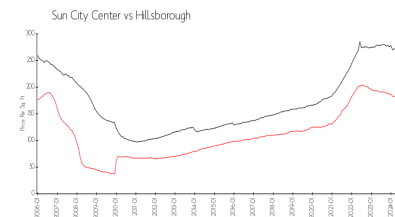
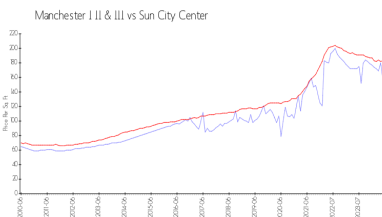
Sun City Center Community Association
 1009 North Pebble Beach Blv
 Sun City Center
Ph: 813-633-3500
URL: <http://www.suncitycenter.org/association.html>

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

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	2,082 sq ft	May 2024	\$375,000	\$180
175	1,192 sq ft	Apr 2024	\$225,000	\$189
619	2,105 sq ft	Jan 2024	\$410,000	\$195
	1,336 sq ft	Jan 2024	\$266,000	\$199
33	1,584 sq ft	Oct 2023	\$291,500	\$184

Market Information



Manchester I II & III: \$157/sq. ft.

Sun City Center: \$183/sq. ft.



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

Inventory for Sale

Manchester I II & III	3%
Sun City Center	3%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Manchester I II & III	53 days
Sun City Center	59 days
Hillsborough	49 days