

Unit 604 Masterpiece Dr # 197 - Manchester I II & III

604 Masterpiece Dr # 197 - 533-808 McDaniel St, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number: T3544837
 Status: ACTIVE
 Size: 1,414 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces:
 View:
 List Price: \$238,000
 List PPSF: \$168
 Valuated Price: \$231,000
 Valuated PPSF: \$145

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: 10
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

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

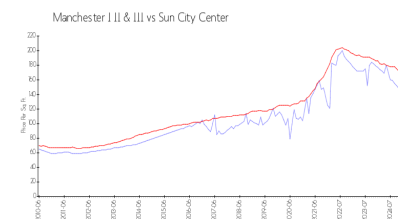
Ph: 813-642-8790

URL: <http://kpscc.com/>

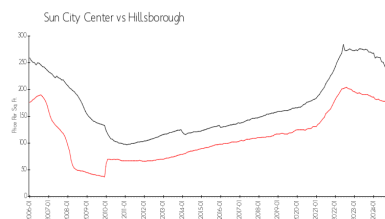
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
715	1,444 sq ft	Jan 2025	\$224,900	\$156
227	1,556 sq ft	Dec 2024	\$200,000	\$129
749	1,595 sq ft	Sep 2024	\$244,900	\$154
	2,082 sq ft	May 2024	\$375,000	\$180
175	1,192 sq ft	Apr 2024	\$225,000	\$189

Market Information



Manchester I II & III: \$145/sq. ft.
 Sun City Center: \$160/sq. ft.



Sun City Center: \$160/sq. ft.
 Hillsborough: \$163/sq. ft.



Inventory for Sale

Manchester I II & III	4%
Sun City Center	4%
Hillsborough	3%

Avg. Time to Close Over Last 12 Months

Manchester I II & III	65 days
Sun City Center	80 days
Hillsborough	66 days