

# Unit 2344 Glenmore Cir # 296 - Gloucester

2344 Glenmore Cir # 296 - 302-310 Gloucester Blvd, Sun City Center, FL, Hillsborough 33573

## Unit Information

MLS Number: T3545472  
 Status: ACTIVE  
 Size: 984 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View:  
 List Price: \$174,900  
 List PPSF: \$178  
 Valuated Price: \$157,000  
 Valuated PPSF: \$160

*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: 402  
 Number of active listings for rent: 0  
 Number of active listings for sale: 17  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 11  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 4

## Building Association Information

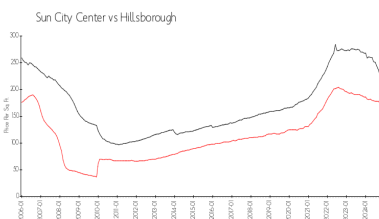
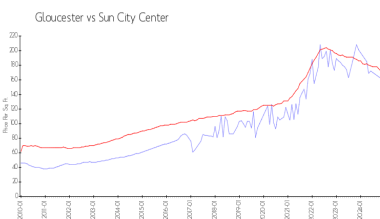
**Sun City Center Community Association**  
 1009 North Pebble Beach Blv  
 Sun City Center  
 Ph: 813-633-3500  
 URL: <http://www.suncitycenter.org/association.html>

**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
105	1,008 sq ft	Jan 2025	\$157,000	\$156
118	1,008 sq ft	Dec 2024	\$210,000	\$208
	1,056 sq ft	Dec 2024	\$163,000	\$154
	1,120 sq ft	Dec 2024	\$122,500	\$109
	1,008 sq ft	Jun 2024	\$175,000	\$174
314	1,008 sq ft	Jun 2024	\$172,000	\$171

## Market Information



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



### **Inventory for Sale**

Gloucester	4%
Sun City Center	4%
Hillsborough	3%

### **Avg. Time to Close Over Last 12 Months**

Gloucester	87 days
Sun City Center	81 days
Hillsborough	66 days