

Unit 217 Thorn Tree Pl - Hampstons at Brandon

217 Thorn Tree Pl - 201-232 Berry Tree Pl, Brandon, FL, Hillsborough 33510

Unit Information

MLS Number: T3547729
 Status: Active
 Size: 918 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Guest
 View:
 List Price: \$185,000
 List PPSF: \$202
 Valuated Price: \$179,000
 Valuated PPSF: \$195

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: 204
 Number of active listings for rent: 0
 Number of active listings for sale: 11
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

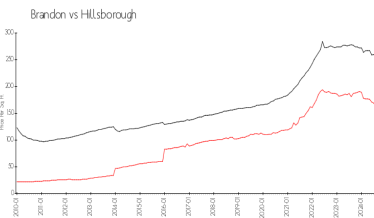
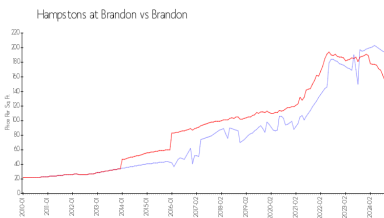
Building Association Information

The Hamptons At Brandon
 609 Golden Raintree Pl,
 Brandon, FL 33510
 (813) 684-2440

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
239	918 sq ft	Jun 2024	\$149,250	\$163
222	918 sq ft	May 2024	\$155,000	\$169
	918 sq ft	Apr 2024	\$185,000	\$202
0	918 sq ft	Dec 2023	\$120,000	\$131

Market Information



Hampstons at Brandon:	\$194/sq. ft.	Brandon:	\$155/sq. ft.
Brandon:	\$155/sq. ft.	Hillsborough:	\$235/sq. ft.

Inventory for Sale

Hampstons at Brandon: 5%
 Brandon: 4%
 Hillsborough: 4%

Avg. Time to Close Over Last 12 Months



Hampstons at Brandon
Brandon
Hillsborough

29 days
51 days
59 days