

# Unit 4743 Somerset Hill Ln - Magnolia Park Northeast

4743 Somerset Hill Ln - 4734-4757 Somerset Hill Ln, Riverview, FL, Hillsborough 33578

## Unit Information

MLS Number:	TB8397024
Status:	ACTIVE
Size:	1,320 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Assigned, Guest
View:	Water
List Price:	\$250,000
List PPSF:	\$189
Valuated Price:	\$221,000
Valuated PPSF:	\$167

*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:	104
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	4%
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

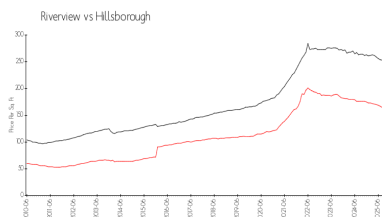
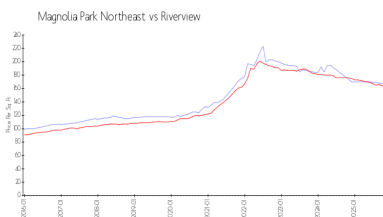
Magnolia Park At Riverview  
Homeowners Association  
9203 Sienna Moss Ln,  
Riverview, FL 33578  
(813) 671-6500

[https://www.lelandmanagement.com/community\\_sessions/login/803](https://www.lelandmanagement.com/community_sessions/login/803)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,280 sq ft	Sep 2025	\$212,500	\$166
	1,280 sq ft	Sep 2025	\$209,000	\$163
	1,280 sq ft	May 2025	\$209,900	\$164
	1,320 sq ft	Apr 2025	\$225,000	\$170

## Market Information



Magnolia Park Northeast: \$168/sq. ft.  
Riverview: \$161/sq. ft.

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Hillsborough: \$229/sq. ft.

## Inventory for Sale

Magnolia Park Northeast 5%



Riverview	4%
Hillsborough	5%

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

Magnolia Park Northeast	19 days
Riverview	71 days
Hillsborough	89 days