

Unit 1324 Emerald Dunes Dr # 41 - Toscana at Renaissance

1324 Emerald Dunes Dr # 41 - 1310-1373 Emerald Dunes Dr, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number: TB8454872
 Status: ACTIVE
 Size: 1,860 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Garage Door Opener
 View: Water
 List Price: \$350,000
 List PPSF: \$188
 Valuated Price: \$321,000
 Valuated PPSF: \$173

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: 52
 Number of active listings for rent: 0
 Number of active listings for sale: 10
 Building inventory for sale: 19%
 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: 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

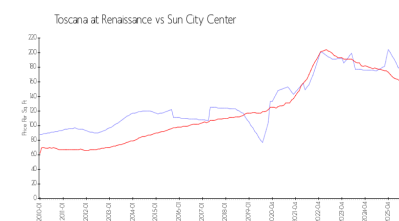
URL: <http://kpscc.com/>

https://

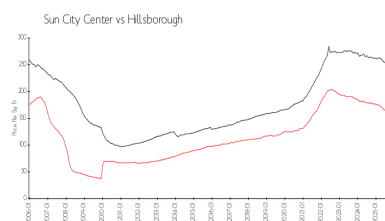
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,860 sq ft	Dec 2025	\$346,000	\$186
	2,482 sq ft	Sep 2025	\$310,000	\$125
	1,860 sq ft	Apr 2025	\$379,600	\$204
	1,860 sq ft	Feb 2025	\$337,000	\$181

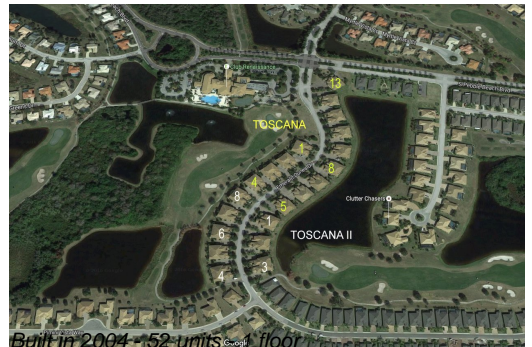
Market Information



Toscana at \$172/sq. ft.



Sun City Center: \$158/sq. ft.



Renaissance:
Sun City Center: \$158/sq. ft. Hillsborough: \$229/sq. ft.

Inventory for Sale

Toscana at Renaissance	19%
Sun City Center	6%
Hillsborough	5%

Avg. Time to Close Over Last 12 Months

Toscana at Renaissance	91 days
Sun City Center	107 days
Hillsborough	89 days