

# Unit 8206 Lapin Ct - Hidden Bayou Townhomes

8206 Lapin Ct - 7543-8261 Caponata Blvd, Seminole, FL, Pinellas 34777

## Unit Information

MLS Number:	TB8441406
Status:	ACTIVE
Size:	2,250 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	
View:	
List Price:	\$579,000
List PPSF:	\$257
Valuated Price:	\$462,000
Valuated PPSF:	\$205

*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.*

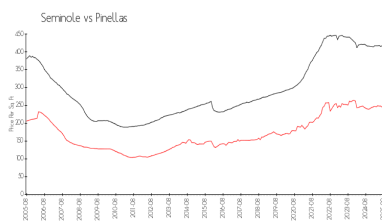
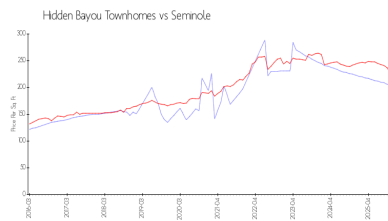
## Building Information

Number of units:	100
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	6%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	2,772 sq ft	Oct 2025	\$500,000	\$180
	2,670 sq ft	Oct 2025	\$472,000	\$177
	2,250 sq ft	Jul 2025	\$538,000	\$239

## Market Information



Hidden Bayou Townhomes:	\$205/sq. ft.	Seminole:	\$226/sq. ft.
Seminole:	\$226/sq. ft.	Pinellas:	\$385/sq. ft.

## Inventory for Sale

Hidden Bayou Townhomes	6%
Seminole	6%
Pinellas	8%

## Avg. Time to Close Over Last 12 Months

Hidden Bayou Townhomes	61 days
Seminole	88 days
Pinellas	100 days

