

# Unit 108 - Hidden Bay Villas

108 - 7300 Sunshine Skyway Ln S, St Petersburg, FL, Pinellas 33711

## Unit Information

MLS Number: U8244479  
 Status: ACTIVE  
 Size: 1,070 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View: Water  
 List Price: \$395,000  
 List PPSF: \$369  
 Valuated Price: \$375,000  
 Valuated PPSF: \$350

*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.*

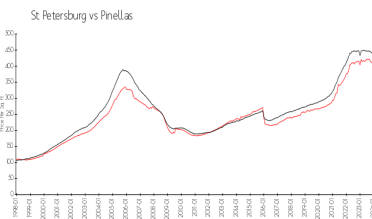
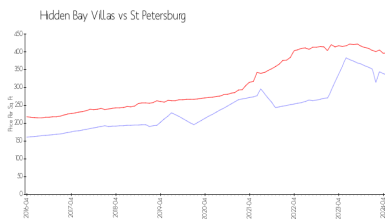
## Building Information

Number of units: 40  
 Number of active listings for rent: 0  
 Number of active listings for sale: 2  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 206    | 1,070 sq ft | Apr 2024     | \$375,000  | \$350 |
| 201    | 1,070 sq ft | Jun 2023     | \$325,000  | \$304 |

## Market Information



Hidden Bay Villas: \$335/sq. ft.  
 St Petersburg: \$397/sq. ft.  
 St Petersburg: \$397/sq. ft.  
 Pinellas: \$422/sq. ft.

## Inventory for Sale

Hidden Bay Villas: 5%  
 St Petersburg: 3%  
 Pinellas: 3%

## Avg. Time to Close Over Last 12 Months

Hidden Bay Villas: 63 days  
 St Petersburg: 70 days  
 Pinellas: 66 days

