

Unit 302 Canton Ct # C56 - Cambridge

302 Canton Ct # C56 - 101-102 Cambridge Tr, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number: T3494245
 Status: ACTIVE
 Size: 960 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces:
 View:
 List Price: \$177,000
 List PPSF: \$184
 Valuated Price: \$146,000
 Valuated PPSF: \$152

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: 284
 Number of active listings for rent: 0
 Number of active listings for sale: 10
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 18
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 6

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

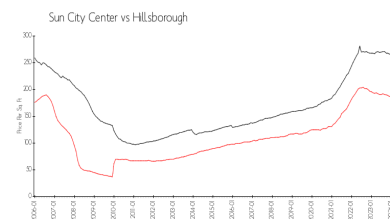
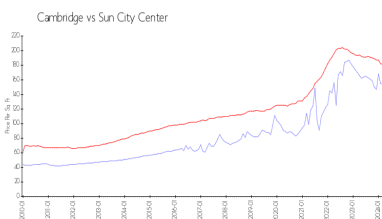
Ph: 813-642-8790

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

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
17	1,191 sq ft	May 2024	\$200,000	\$168
213	960 sq ft	Apr 2024	\$101,000	\$105
8	1,112 sq ft	Apr 2024	\$200,000	\$180
13	976 sq ft	Apr 2024	\$190,000	\$195
2	984 sq ft	Mar 2024	\$164,000	\$167

Market Information



Cambridge: \$152/sq. ft.
 Sun City Center: \$184/sq. ft.

Sun City Center: \$184/sq. ft.
 Hillsborough: \$251/sq. ft.



Inventory for Sale

Cambridge	4%
Sun City Center	3%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Cambridge	44 days
Sun City Center	54 days
Hillsborough	44 days