

# Unit 2614 Novack Ct # 28 - Nantucket V

2614 Novack Ct # 28 - 2201-2232 Nantucket Dr, Sun City Center, FL, Hillsborough 33573

## Unit Information

MLS Number: T3500977  
 Status: ACTIVE  
 Size: 963 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View:  
 List Price: \$239,000  
 List PPSF: \$248  
 Valuated Price: \$196,000  
 Valuated PPSF: \$204

*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: 57  
 Number of active listings for rent: 0  
 Number of active listings for sale: 2  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 3

## Building Association Information

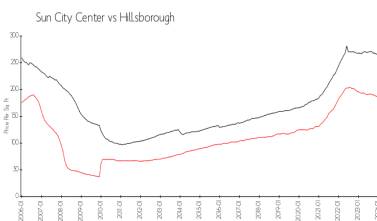
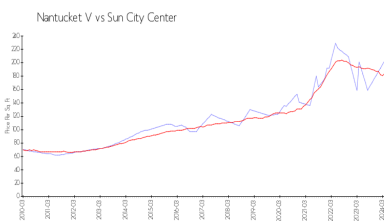
**Sun City Center Community Association**  
 1009 North Pebble Beach Blv  
 Sun City Center  
 Ph: 813-633-3500  
 URL: <http://www.suncitycenter.org/association.html>

**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
56	963 sq ft	May 2024	\$235,000	\$244
55	1,098 sq ft	Mar 2024	\$210,000	\$191
	963 sq ft	Feb 2024	\$180,000	\$187
	1,098 sq ft	Aug 2023	\$175,000	\$159

## Market Information



Nantucket V: \$203/sq. ft.  
 Sun City Center: \$184/sq. ft.  
 Sun City Center: \$184/sq. ft.  
 Hillsborough: \$251/sq. ft.



## Inventory for Sale

Nantucket V	4%
Sun City Center	3%
Hillsborough	2%

## Avg. Time to Close Over Last 12 Months

Nantucket V	32 days
Sun City Center	54 days
Hillsborough	44 days