

Unit 302 Canton Ct # C54 - Cambridge

302 Canton Ct # C54 - 101-102 Cambridge Tr, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number:	T3521133
Status:	ACTIVE
Size:	800 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Covered
View:	
List Price:	\$125,000
List PPSF:	\$156
Valuated Price:	\$121,000
Valuated PPSF:	\$151

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

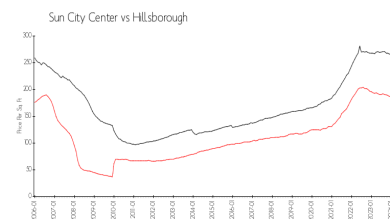
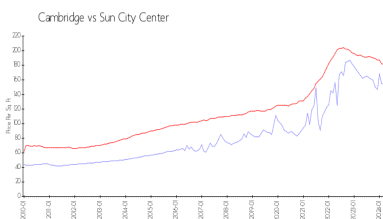
Ph: 813-642-8790

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

Recent Sales

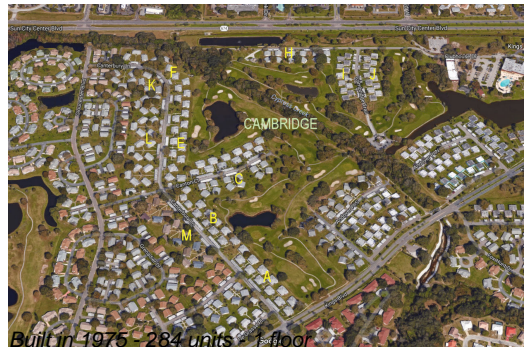
Unit #	Size	Closing Date	Sale Price	PPSF
17	1,191 sq ft	May 2024	\$200,000	\$168
213	960 sq ft	Apr 2024	\$101,000	\$105
8	1,112 sq ft	Apr 2024	\$200,000	\$180
13	976 sq ft	Apr 2024	\$190,000	\$195
2	984 sq ft	Mar 2024	\$164,000	\$167

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