

Unit 645 Kensington Lake Cir - Townhomes at Kensington

645 Kensington Lake Cir - 302-746 Kensington Lake Cir, Brandon, FL, Hillsborough 33511

Unit Information

MLS Number: T3521401
 Status: ACTIVE
 Size: 1,396 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Assigned
 View: Water
 List Price: \$225,000
 List PPSF: \$161
 Valuated Price: \$237,000
 Valuated PPSF: \$170

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: 210
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 3

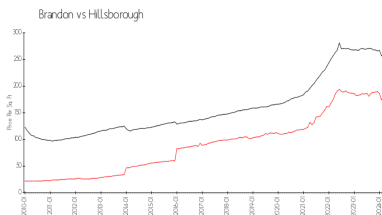
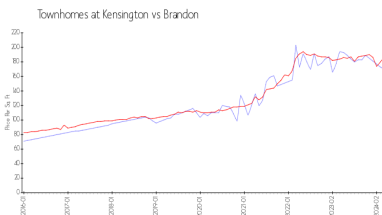
Building Association Information

Townhomes At Kensington
 Homeowners Association
 4520 West Village Drive # F
 Tampa, FL 33624
 Phone: (813) 831-5050

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,159 sq ft	Apr 2024	\$217,500	\$188
	1,159 sq ft	Feb 2024	\$230,000	\$198
	1,159 sq ft	Feb 2024	\$245,000	\$211
	1,159 sq ft	Nov 2023	\$219,375	\$189
	1,396 sq ft	Oct 2023	\$255,000	\$183

Market Information



Townhomes at Kensington:	\$170/sq. ft.	Brandon:	\$186/sq. ft.
Brandon:	\$186/sq. ft.	Hillsborough:	\$251/sq. ft.

Inventory for Sale



Townhomes at Kensington	1%
Brandon	1%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Townhomes at Kensington	22 days
Brandon	34 days
Hillsborough	44 days