

# Unit 106 - Oceans of Amelia

106 - 382 S Fletcher Ave, Fernandina Beach, FL, Nassau 32034

## Unit Information

MLS Number:	2011437
Status:	Active
Size:	1,024 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Covered
View:	Ocean
List Price:	\$723,000
List PPSF:	\$706
Valuated Price:	\$687,000
Valuated PPSF:	\$597

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:	42
Number of active listings for rent:	0
Number of active listings for sale:	0
Building inventory for sale:	0%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

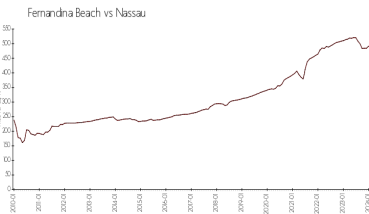
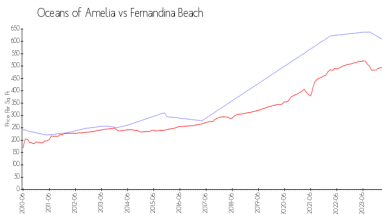
## Building Association Information

Oceans of Amelia  
 Address: 382 S Fletcher Ave,  
 Fernandina Beach, FL 32034,  
 Phone:+1 904-261-4013

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
302	948 sq ft	Sep 2023	\$741,000	\$782
311	985 sq ft	Jun 2023	\$740,000	\$751

## Market Information



Oceans of Amelia: \$603/sq. ft.  
 Fernandina Beach: \$505/sq. ft.

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 Nassau: \$561/sq. ft.

## Inventory for Sale

Oceans of Amelia	0%
Fernandina Beach	1%
Nassau	1%

## Avg. Time to Close Over Last 12 Months

Oceans of Amelia	n/a
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Fernandina Beach  
Nassau

n/a  
n/a