

Unit 746 S Orlando Ave # 609 - Oceana of Cocoa Beach

746 S Orlando Ave # 609 - 744 S Orlando Ave, Cocoa Beach, FL, Brevard 32931

Unit Information

MLS Number:	1015563
Status:	Active
Size:	912 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Attached,Garage,Parking Lot
View:	
List Price:	\$299,000
List PPSF:	\$328
Valuated Price:	\$284,000
Valuated PPSF:	\$311

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:	96
Number of active listings for rent:	0
Number of active listings for sale:	1
Building inventory for sale:	1%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

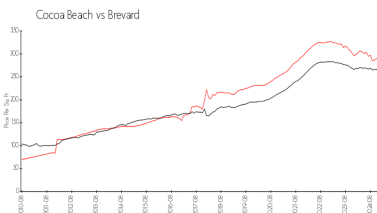
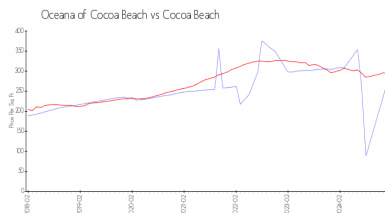
Building Association Information

Oceana of Cocoa Beach
Address: 750 S Orlando Ave,
Cocoa Beach, FL 32931
Phone: +1 321-799-4001

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
610	996 sq ft	Apr 2025	\$314,000	\$315
315	996 sq ft	Sep 2024	\$94,500	\$95
201	1,056 sq ft	Jul 2024	\$270,000	\$256
711	996 sq ft	Jun 2024	\$380,000	\$382
413	954 sq ft	Jun 2024	\$310,000	\$325

Market Information



Oceana of Cocoa Beach:	\$311/sq. ft.	Cocoa Beach:	\$300/sq. ft.
Cocoa Beach:	\$300/sq. ft.	Brevard:	\$257/sq. ft.

Inventory for Sale

Oceana of Cocoa Beach	1%
Cocoa Beach	3%
Brevard	3%

Avg. Time to Close Over Last 12 Months



Oceana of Cocoa Beach
Cocoa Beach
Brevard

64 days
100 days
281 days