

# Unit 3680 Kirkpatrick Cir # 16 - Willow Ridge

3680 Kirkpatrick Cir # 16 - 3711 Kirkpatrick Cir, Jacksonville, FL, Duval 32210

## Unit Information

MLS Number: 1027679  
 Status: Closed  
 Size: 1,157 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned  
 View:  
 List Price: \$95,000  
 List PPSF: \$82  
 Valuated Price: \$138,000  
 Valuated PPSF: \$119

*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: 192  
 Number of active listings for rent: 0  
 Number of active listings for sale: 1  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 1

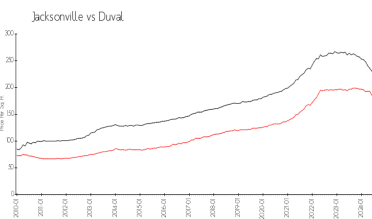
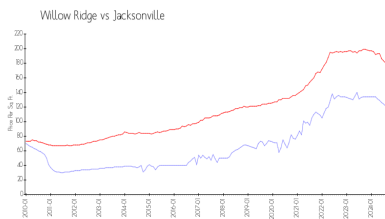
## Building Association Information

Willow Ridge  
 Condominium Association, Inc  
 5455 A1a S Saint Augustine, FL 32080  
 Phone: (904) 908-4970

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
7-4	1,118 sq ft	Oct 2024	\$145,500	\$130
6-1	1,157 sq ft	Jul 2024	\$147,000	\$127
5	940 sq ft	Jul 2024	\$129,900	\$138
8	1,157 sq ft	Jul 2024	\$154,900	\$134
11	940 sq ft	Mar 2024	\$130,000	\$138

## Market Information



Willow Ridge: \$118/sq. ft. Jacksonville: \$176/sq. ft.  
 Jacksonville: \$176/sq. ft. Duval: \$208/sq. ft.

## Inventory for Sale

Willow Ridge 1%  
 Jacksonville 1%  
 Duval 1%

## Avg. Time to Close Over Last 12 Months

Willow Ridge 49 days  
 Jacksonville 56 days



Duval

56 days