

# Unit 421B - 115 River Drive

421B - 115 N Indian River Dr, Cocoa Beach, FL, Brevard 32922

## Unit Information

MLS Number:	1028457
Status:	Active
Size:	1,594 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Garage, Garage Door Opener, Parking Lot
View:	Pool, River
List Price:	\$380,000
List PPSF:	\$238
Valuated Price:	\$299,000
Valuated PPSF:	\$188

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:	86
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	2%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

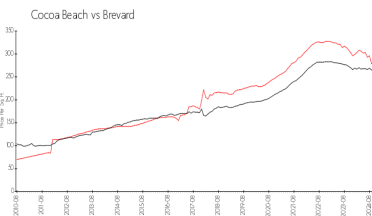
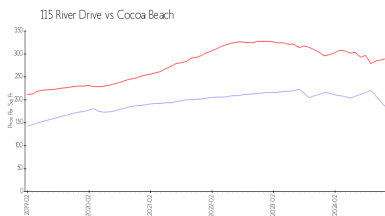
## Building Association Information

115 River Drive Condominiums  
 Address: 115 Indian River Dr,  
 Cocoa, FL 32922  
 Phone: +1 321-636-3650

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
106	1,388 sq ft	Dec 2024	\$330,000	\$238
127	2,000 sq ft	Dec 2024	\$399,900	\$200
123	2,176 sq ft	Dec 2024	\$355,000	\$163
210	1,804 sq ft	Sep 2024	\$399,000	\$221
129	1,180 sq ft	May 2024	\$240,000	\$203

## Market Information



115 River Drive:	\$183/sq. ft.	Cocoa Beach:	\$290/sq. ft.
Cocoa Beach:	\$290/sq. ft.	Brevard:	\$260/sq. ft.

## Inventory for Sale

115 River Drive	2%
Cocoa Beach	2%
Brevard	3%

## Avg. Time to Close Over Last 12 Months

115 River Drive	87 days
Cocoa Beach	96 days

115 River Drive



115 River Drive



Brevard

272 days