

# Unit 203 - Island Pointe 1B

203 - 490 Sail Ln, Merritt Island, FL, Brevard 32953

## Unit Information

MLS Number:	1029835
Status:	Active
Size:	2,122 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Additional Parking,Attached,Covered,Garage,Garage Door Opener,Gated,Guest,Parking Lot Bridge(s),River,Intracoastal
View:	
List Price:	\$399,900
List PPSF:	\$188
Valuated Price:	\$426,000
Valuated PPSF:	\$201

*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

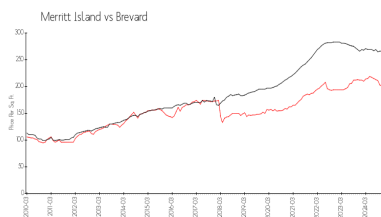
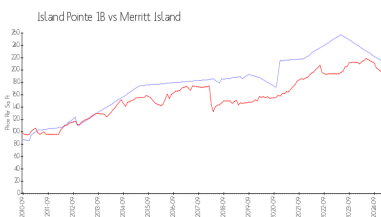
Number of units:	34
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	5%
Number of sales over the last 12 months:	0
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

## Building Association Information

Island Pointe Condos Management  
Address: 470 Sail Ln,  
Merritt Island, FL 32953,  
Phone: +1 321-806-4908

HOA- Fairway Management 321-242-0736

## Market Information



Island Pointe 1B:	\$209/sq. ft.	Merritt Island:	\$206/sq. ft.
Merritt Island:	\$206/sq. ft.	Brevard:	\$257/sq. ft.

## Inventory for Sale

Island Pointe 1B	6%
Merritt Island	3%
Brevard	3%

## Avg. Time to Close Over Last 12 Months

Island Pointe 1B	n/a
Merritt Island	48 days
Brevard	281 days

