

Unit 1576 Peregrine Cir # 109 - Ventura at Turtle Creek (1576 1626 3848 3868)

1576 Peregrine Cir # 109 - 3848 Lexmar Ln, Rockledge, FL, Brevard 32955

Unit Information

MLS Number: 1053903
Status: Active
Size: 1,391 Sq ft.
Bedrooms: 3
Full Bathrooms: 2
Half Bathrooms: 0
Parking Spaces: Additional Parking,Assigned,Carport,Covered,Detached,Detached Carport,Gated,Guest
View: Other
List Price: \$264,400
List PPSF: \$190
Valuated Price: \$233,000
Valuated PPSF: \$165

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: 160
Number of active listings for rent: 0
Number of active listings for sale: 6
Building inventory for sale: 3%
Number of sales over the last 12 months: 3
Number of sales over the last 6 months: 3
Number of sales over the last 3 months: 2

Building Association Information

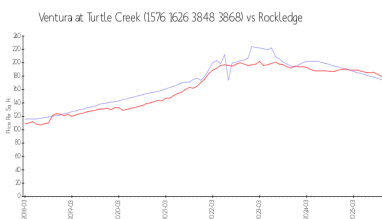
Ventura at Turtle Creek
Address: 3802 Alafaya Ln,
Rockledge, FL 32955
Phone: +1 833-772-0493

<https://venturaturtlecreek.com/>

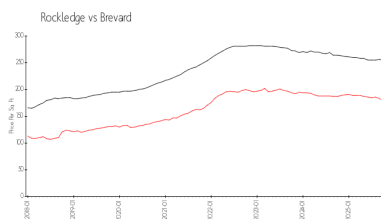
Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 309 | 1,447 sq ft | Nov 2025 | \$235,000 | \$162 |
| 307 | 1,112 sq ft | Oct 2025 | \$190,000 | \$171 |
| 207 | 1,112 sq ft | Aug 2025 | \$170,000 | \$153 |

Market Information



Ventura at Turtle Creek (1576 1626 3848 3868): \$174/sq. ft.
Rockledge: \$177/sq. ft.



Rockledge: \$177/sq. ft.
Brevard: \$252/sq. ft.

Inventory for Sale

Ventura at Turtle Creek (1576 1626 3848 3868) 4%



3868)
Rockledge 2%
Brevard 2%

Avg. Time to Close Over Last 12 Months

Ventura at Turtle Creek (1576 1626 3848 98 days
3868)
Rockledge 60 days
Brevard 296 days