

# Unit 208 - Palm Aire 14

208 - 2651 S Course Dr, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	A11497480
Status:	Active
Size:	1,100 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking
View:	
List Price:	\$248,000
List PPSF:	\$225
Valuated Price:	\$226,000
Valuated PPSF:	\$197

*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:	60
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	10%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

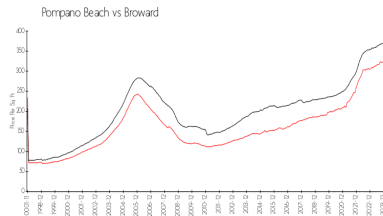
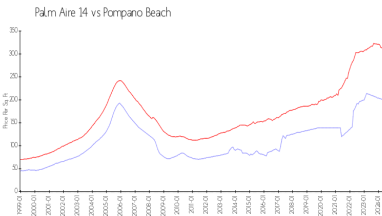
## Building Association Information

Palm Aire Condo Assoc-Bldg # 14  
 2651 S Course Dr  
 Pompano Beach, FL 33069  
 (954) 970-0940

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
409	1,100 sq ft	Dec 2023	\$154,500	\$140
306	900 sq ft	Dec 2023	\$230,000	\$256

## Market Information



Palm Aire 14:	\$200/sq. ft.	Pompano Beach:	\$313/sq. ft.
Pompano Beach:	\$313/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Palm Aire 14	10%
Pompano Beach	3%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Palm Aire 14	74 days
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Pompano Beach  
Broward

74 days  
69 days