

# Unit 708 - Palm Aire 8

708 - 3050 N Palm Aire Dr, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	A11527404
Status:	Active
Size:	1,100 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$210,000
List PPSF:	\$191
Valuated Price:	\$202,000
Valuated PPSF:	\$176

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:	90
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	5%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

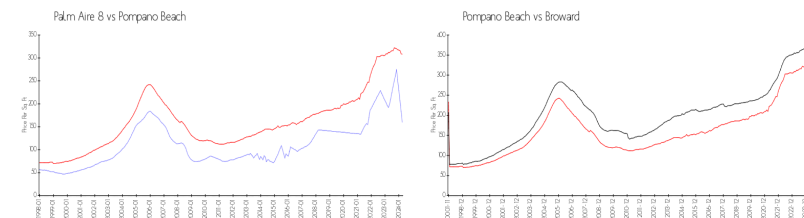
## Building Association Information

Palm-Aire Country Club Condominium Association NO 8, Inc  
C/O M&M Property Management, LLC  
1412 S. Powerline Road  
Pompano Beach, FL 33069  
(954) 582-4400

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
903	1,100 sq ft	Dec 2023	\$232,500	\$211
505	852 sq ft	Dec 2023	\$147,000	\$173
102	1,150 sq ft	Nov 2023	\$298,000	\$259
909	1,100 sq ft	Oct 2023	\$250,000	\$227

## Market Information



Palm Aire 8: \$159/sq. ft.  
Pompano Beach: \$308/sq. ft.

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Broward: \$351/sq. ft.

## Inventory for Sale

Palm Aire 8	6%
Pompano Beach	3%
Broward	4%



**Avg. Time to Close Over Last 12 Months**

Palm Aire 8	54 days
Pompano Beach	72 days
Broward	67 days