

Unit 404 - Palm Aire 22

404 - 2681 S Course Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number: A11544093
 Status: Active
 Size: 1,100 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking, Guest Parking
 View:
 List Price: \$270,000
 List PPSF: \$245
 Valuated Price: \$270,000
 Valuated PPSF: \$235

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: 107
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 3

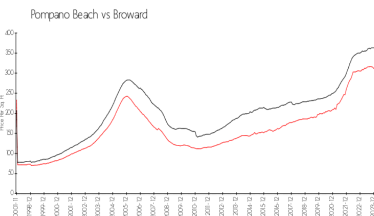
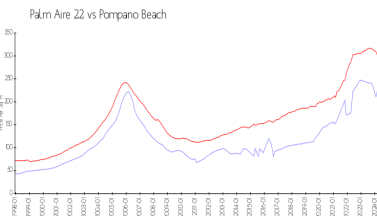
Building Association Information

Palm Aire Condo Assoc-Bldg 22
 2681 S Course Dr
 Pompano Beach FL 33069
 954-972-7136

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
508	1,130 sq ft	Apr 2024	\$219,950	\$195
903	1,100 sq ft	Apr 2024	\$210,000	\$191
307	1,710 sq ft	Feb 2024	\$399,000	\$233
803	1,100 sq ft	Jan 2024	\$201,000	\$183
712	1,390 sq ft	Oct 2023	\$299,000	\$215
101	1,390 sq ft	Oct 2023	\$386,500	\$278

Market Information



Palm Aire 22: \$232/sq. ft.
 Pompano Beach: \$300/sq. ft.
 Pompano Beach: \$300/sq. ft.
 Broward: \$348/sq. ft.

Inventory for Sale

Palm Aire 22: 2%
 Pompano Beach: 3%
 Broward: 3%



Avg. Time to Close Over Last 12 Months

Palm Aire 22	74 days
Pompano Beach	72 days
Broward	67 days