

# Unit 4561 W McNab Rd # 13 - Palm Aire Gardens

4561 W McNab Rd # 13 - 4201-4581 W McNab Rd, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	A11548548
Status:	Active
Size:	800 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Guest Parking
View:	Garden View,Other View
Rental Price:	\$1,995
List PPSF:	\$2
Valuated Price:	\$196,000
Valuated PPSF:	\$245

*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.*

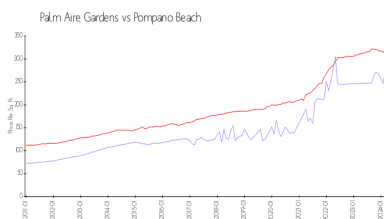
## Building Information

Number of units:	416
Number of active listings for rent:	0
Number of active listings for sale:	15
Building inventory for sale:	3%
Number of sales over the last 12 months:	31
Number of sales over the last 6 months:	18
Number of sales over the last 3 months:	13

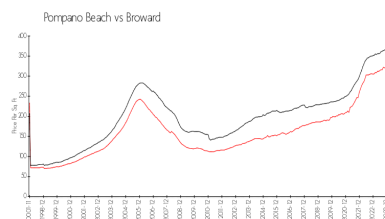
## Building Association Information

Palm Aire Gardens  
Address: 4301 W McNab Rd,  
Pompano Beach, FL 33069  
Phone: +1 954-968-2373

## Market Information



Palm Aire Gardens: \$248/sq. ft.  
Pompano Beach: \$308/sq. ft.



Pompano Beach: \$308/sq. ft.  
Broward: \$351/sq. ft.

## Inventory for Sale

Palm Aire Gardens	4%
Pompano Beach	3%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Palm Aire Gardens	60 days
Pompano Beach	73 days
Broward	67 days

