

Unit 306 - Palm Aire 41

306 - 3100 N Course Ln, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number: A11569675
 Status: Active
 Size: 1,100 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Additional Spaces Available, Assigned Parking, Deeded Parking
 View:
 List Price: \$274,900
 List PPSF: \$250
 Valuated Price: \$236,000
 Valuated PPSF: \$205

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: 3
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 2
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

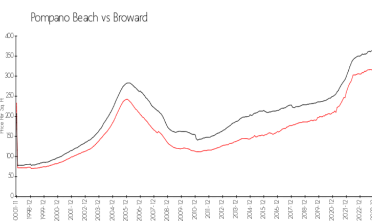
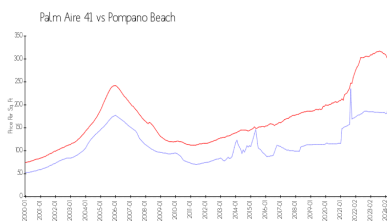
Building Association Information

Mwi/Campbell Management Co, Palm Aire Country Club Condominium Association
 3500 Gateway Drive # 202
 Pompano Beach, FL 33069-4870
 (954) 968-4481

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
405	1,150 sq ft	Mar 2024	\$210,000	\$183
108	1,100 sq ft	Oct 2023	\$245,000	\$223

Market Information



Palm Aire 41:	\$206/sq. ft.	Pompano Beach:	\$300/sq. ft.
Pompano Beach:	\$300/sq. ft.	Broward:	\$348/sq. ft.

Inventory for Sale

Palm Aire 41: 5%
 Pompano Beach: 3%
 Broward: 3%

Avg. Time to Close Over Last 12 Months



Palm Aire 41
Pompano Beach
Broward

66 days
72 days
67 days