

# Unit 104 - Palm Aire 93

104 - 806 Cypress Blvd, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number: B26001197  
 Status: Active  
 Size: 1,620 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: Assigned, Guest, Open  
 View: Golf Course  
 List Price: \$340,000  
 List PPSF: \$210  
 Valuated Price: \$323,000  
 Valuated PPSF: \$189

*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: 50  
 Number of active listings for rent: 0  
 Number of active listings for sale: 7  
 Building inventory for sale: 14%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Building Association Information

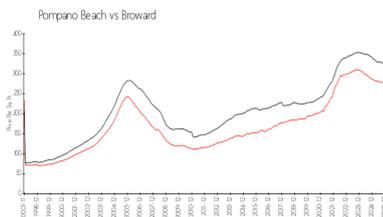
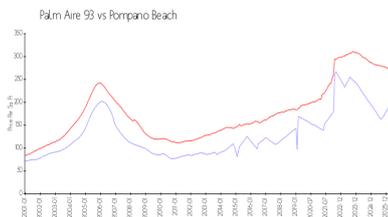
Mwi/Campbell Management Co, Palm Aire Country Club Condominium Association  
 3500 Gateway Drive # 202  
 Pompano Beach, FL 33069-4870  
 (954) 968-4481

<https://>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
402	1,710 sq ft	Aug 2025	\$350,000	\$205
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409	1,620 sq ft	Aug 2025	\$280,000	\$173
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## Market Information

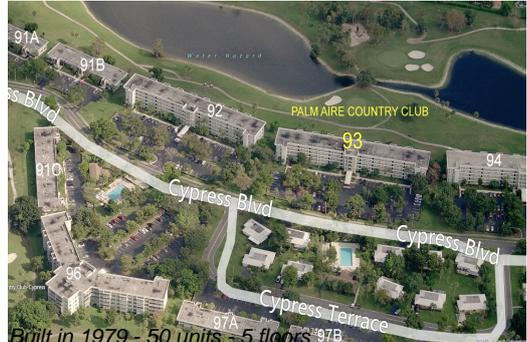


Palm Aire 93: \$193/sq. ft. Pompano Beach: \$272/sq. ft.  
 Pompano Beach: \$272/sq. ft. Broward: \$306/sq. ft.

## Inventory for Sale

Palm Aire 93: 14%  
 Pompano Beach: 6%  
 Broward: 6%

## Avg. Time to Close Over Last 12 Months



Palm Aire 93  
Pompano Beach  
Broward

56 days  
89 days  
89 days