

Unit 308 - Palm Aire 19

308 - 2691 S Course Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	F10431528
Status:	Active
Size:	1,150 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking
View:	Canal,Golf View
List Price:	\$240,000
List PPSF:	\$209
Valuated Price:	\$203,000
Valuated PPSF:	\$177

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:	5
Building inventory for sale:	8%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

Building Association Information

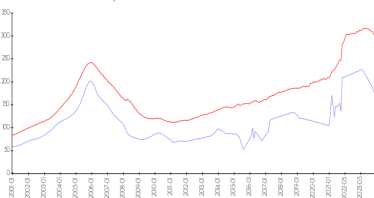
Palm Aire Condo Assoc-Bldg 19
 2691 S Course Dr
 Pompano Beach FL 33069
 954-970-0973

Recent Sales

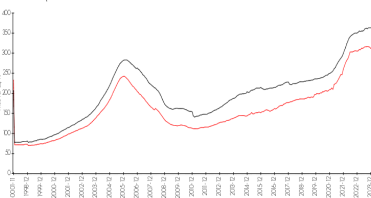
Unit #	Size	Closing Date	Sale Price	PPSF
207	960 sq ft	Apr 2024	\$118,000	\$123
510	1,390 sq ft	Feb 2024	\$300,000	\$216
507	960 sq ft	Sep 2023	\$185,000	\$193
607	960 sq ft	Jun 2023	\$200,000	\$208
109	1,260 sq ft	May 2023	\$242,500	\$192

Market Information

Palm Aire 19 vs Pompano Beach



Pompano Beach vs Broward

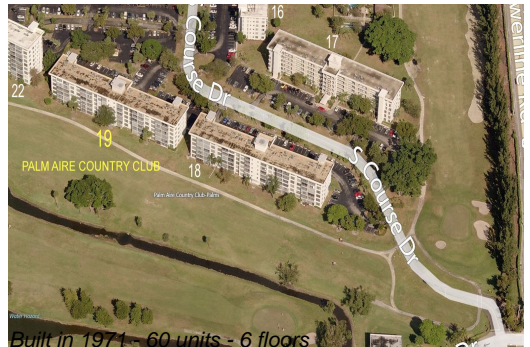


Palm Aire 19: \$168/sq. ft.
 Pompano Beach: \$300/sq. ft.

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 Broward: \$348/sq. ft.

Inventory for Sale

Palm Aire 19	8%
Pompano Beach	3%
Broward	3%



Avg. Time to Close Over Last 12 Months

Palm Aire 19	49 days
Pompano Beach	72 days
Broward	67 days