

# Unit 210 - Palm Aire 125

210 - 4000 Cypress Grove Wy, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	F10431722
Status:	Active
Size:	1,410 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Garden View,Golf View
List Price:	\$349,000
List PPSF:	\$248
Valuated Price:	\$301,000
Valuated PPSF:	\$213

*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:	3
Building inventory for sale:	6%
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:	0

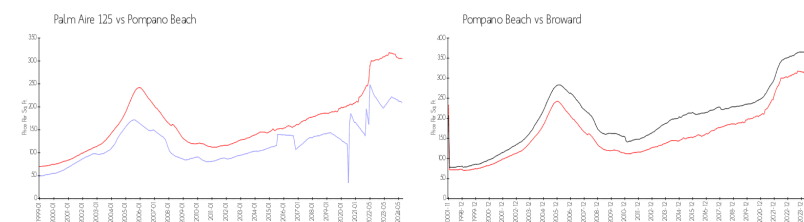
## Building Association Information

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
108	1,620 sq ft	May 2024	\$215,000	\$133
308	1,720 sq ft	Nov 2023	\$360,000	\$209

## Market Information



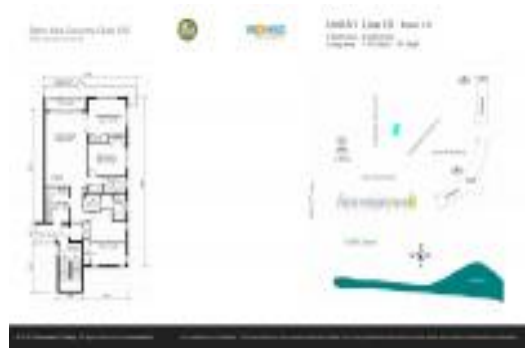
Palm Aire 125:	\$215/sq. ft.	Pompano Beach:	\$286/sq. ft.
Pompano Beach:	\$286/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Palm Aire 125	6%
Pompano Beach	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Palm Aire 125	213 days
Pompano Beach	77 days
Broward	72 days



Built in 1980 - 50 units - 5 floors