

Unit 407 - Palm Aire 113

407 - 3520 Oaks Wy, Pompano Beach, FL, Broward 33096

Unit Information

MLS Number: F10441448
 Status: Active
 Size: 1,710 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space,Assigned Parking,Guest Parking
 View: Golf View
 List Price: \$395,000
 List PPSF: \$231
 Valuated Price: \$404,000
 Valuated PPSF: \$236

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: 100
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 3

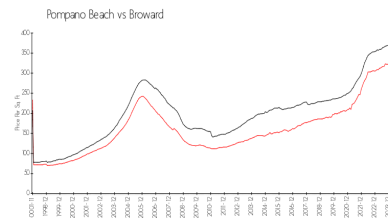
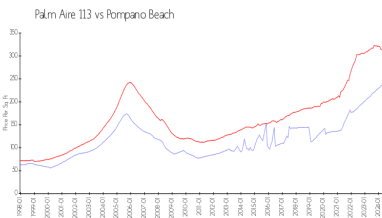
Building Association Information

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
104	1,710 sq ft	May 2024	\$275,000	\$161
504	1,710 sq ft	May 2024	\$292,403	\$171
503	1,710 sq ft	Mar 2024	\$305,000	\$178
903	1,710 sq ft	Feb 2024	\$270,000	\$158
709		Dec 2023	\$447,000	

Market Information



Palm Aire 113: \$238/sq. ft.
 Pompano Beach: \$313/sq. ft.

Pompano Beach: \$313/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Palm Aire 113: 2%
 Pompano Beach: 3%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

Palm Aire 113	76 days
Pompano Beach	74 days
Broward	69 days