

# Unit 105 - Palm Aire 6

105 - 2751 N Palm Aire Dr, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	F10442087
Status:	Active
Size:	914 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Lake
List Price:	\$184,000
List PPSF:	\$201
Valuated Price:	\$187,000
Valuated PPSF:	\$208

*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:	4
Building inventory for sale:	6%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

## Building Association Information

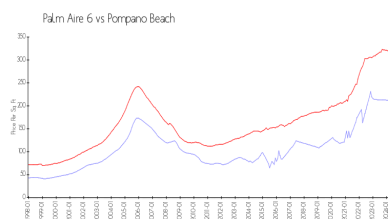
PALM-AIRE COUNTRY CLUB CONDOMINIUM ASSOCIATION NO 6, INC  
C/O M&M Property Management, LLC  
1412 S. Powerline Rd.  
Pompano Beach, FL 33069  
Phone: (954) 582-4400  
Fax: (954) 582-4407

[http://www.palmaire6.com/palmaire/outside\\_home.asp](http://www.palmaire6.com/palmaire/outside_home.asp)

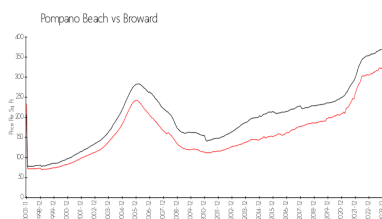
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
508	1,184 sq ft	Jan 2024	\$247,500	\$209
104	900 sq ft	Dec 2023	\$177,000	\$197

## Market Information



Palm Aire 6: \$213/sq. ft.  
Pompano Beach: \$313/sq. ft.



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

## Inventory for Sale

Palm Aire 6	7%
Pompano Beach	3%
Broward	4%



**Avg. Time to Close Over Last 12 Months**

Palm Aire 6	72 days
Pompano Beach	74 days
Broward	69 days