

# Unit 104 - Palm Aire 11

104 - 3200 N Palm Aire Dr, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	F10444473
Status:	Active
Size:	960 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Golf View
List Price:	\$219,000
List PPSF:	\$228
Valuated Price:	\$173,000
Valuated PPSF:	\$180

*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:	90
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	10%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

## Building Association Information

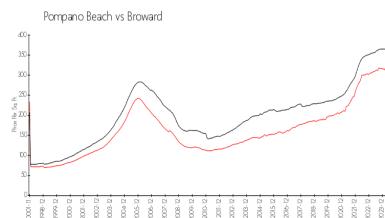
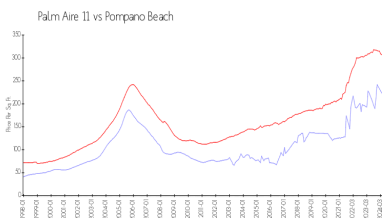
Palm Aire Condo #11  
3520 Oaks Way  
Pompano Beach FL 33069  
954-972-7706

<http://www.palmaire11.com/palmaire11/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
207	1,060 sq ft	Jul 2024	\$200,000	\$189
207	1,168 sq ft	Dec 2023	\$229,000	\$196
402	1,150 sq ft	Oct 2023	\$220,000	\$191

## Market Information



Palm Aire 11:	\$185/sq. ft.	Pompano Beach:	\$286/sq. ft.
Pompano Beach:	\$286/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Palm Aire 11	10%
Pompano Beach	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Palm Aire 11	59 days
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Pompano Beach  
Broward

77 days  
72 days