

Unit 305 - Palm Aire 61

305 - 575 Oaks Ln, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	F10467252
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:	\$190,000
List PPSF:	\$198
Valuated Price:	\$187,000
Valuated PPSF:	\$195

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:	9
Building inventory for sale:	9%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

Building Association Information

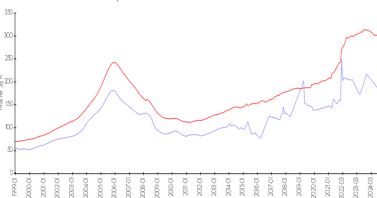
Mwi/Campbell Management Co, Palm Aire Country Club Condominium Association
3500 Gateway Drive # 202
Pompano Beach, FL 33069-4870
(954) 968-4481

Recent Sales

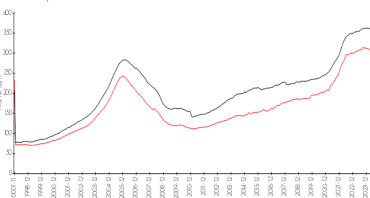
Unit #	Size	Closing Date	Sale Price	PPSF
310	1,500 sq ft	Nov 2024	\$277,000	\$185
309	1,150 sq ft	Oct 2024	\$280,000	\$243
706	1,150 sq ft	Sep 2024	\$212,000	\$184
702	1,150 sq ft	Jun 2024	\$217,000	\$189
505	960 sq ft	Mar 2024	\$205,000	\$214
1005	960 sq ft	Mar 2024	\$228,500	\$238
603	1,150 sq ft	Mar 2024	\$318,000	\$277

Market Information

Palm Aire 61 vs Pompano Beach



Pompano Beach vs Broward



Palm Aire 61: \$185/sq. ft.
Pompano Beach: \$299/sq. ft.

Pompano Beach: \$299/sq. ft.
Broward: \$339/sq. ft.

Inventory for Sale

Palm Aire 61	9%
Pompano Beach	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Palm Aire 61
Pompano Beach
Broward

101 days
79 days
75 days