

Unit 412 - Palm Aire 50

412 - 3090 N Course Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	F10540239
Status:	Active
Size:	1,390 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned Parking,Guest Parking
View:	
List Price:	\$429,000
List PPSF:	\$309
Valuated Price:	\$259,000
Valuated PPSF:	\$173

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:	107
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	3%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

Building Association Information

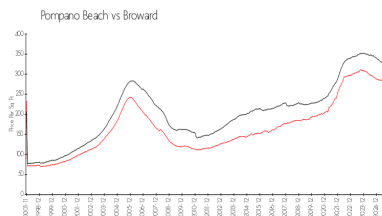
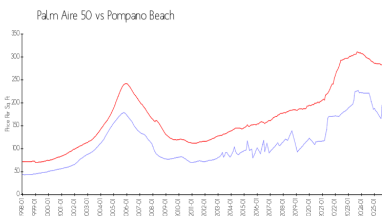
Building 50 Of Palm Aire
3090 N Course Dr , Pompano Beach FL 33069
(954)971-2442

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
209	1,150 sq ft	Nov 2025	\$195,000	\$170
108	1,307 sq ft	Aug 2025	\$207,000	\$158
709	1,100 sq ft	Jul 2025	\$190,000	\$173
301	1,500 sq ft	Mar 2025	\$257,000	\$171
801	1,390 sq ft	Feb 2025	\$261,000	\$188
401	1,390 sq ft	Feb 2025	\$180,000	\$129

Market Information



Palm Aire 50:	\$179/sq. ft.	Pompano Beach:	\$283/sq. ft.
Pompano Beach:	\$283/sq. ft.	Broward:	\$311/sq. ft.

Inventory for Sale

Palm Aire 50	4%
Pompano Beach	3%
Broward	4%

Avg. Time to Close Over Last 12 Months



Palm Aire 50
Pompano Beach
Broward

94 days
88 days
87 days