

Unit 306 - Palm Aire 13

306 - 3300 N Palm Aire Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number: R11067384
 Status: Active
 Size: 1,100 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Guest, Open
 View: Golf Course
 List Price: \$199,900
 List PPSF: \$182
 Valuated Price: \$183,000
 Valuated PPSF: \$159

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

Building Association Information

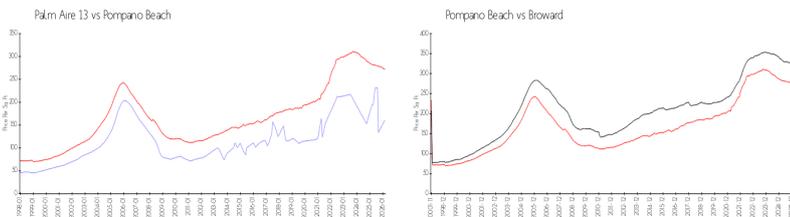
Palm-Aire Country Club Condominium Association, No. 12 Inc. 3500 Gateway Drive Suite 202
 Pompano Beach, Florida 33069
 Management Telephone: (954) 968-4481 Maintenance Telephone: (954) 968-4484

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
706	1,150 sq ft	Sep 2025	\$158,000	\$137
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401	1,390 sq ft	Aug 2025	\$344,900	\$248
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308	1,150 sq ft	Jun 2025	\$262,000	\$228
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Market Information



Palm Aire 13: \$161/sq. ft.
 Pompano Beach: \$272/sq. ft.
 Broward: \$306/sq. ft.

Inventory for Sale

Palm Aire 13: 4%
 Pompano Beach: 6%
 Broward: 6%



Avg. Time to Close Over Last 12 Months

Palm Aire 13	46 days
Pompano Beach	89 days
Broward	89 days