

Unit 401 - Palm Aire 78

401 - 3960 Oaks Clubhouse Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	R11119392
Status:	Active
Size:	1,390 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Guest
View:	Golf Course
List Price:	\$380,000
List PPSF:	\$273
Valuated Price:	\$233,000
Valuated PPSF:	\$135

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:	59
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	15%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

Building Association Information

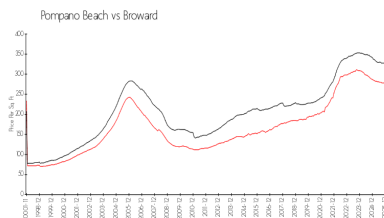
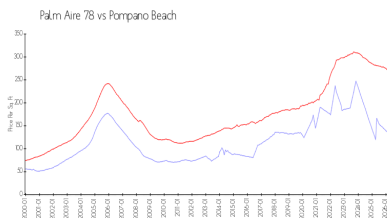
Building 78 Condominium Association
3960 Oaks Clubhouse Dr,
Pompano Beach, FL 33069
954-973-4801

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
403	1,702 sq ft	Jul 2025	\$265,000	\$156
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307	1,716 sq ft	May 2025	\$345,000	\$201
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401	1,720 sq ft	Apr 2025	\$208,000	\$121
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Market Information



Palm Aire 78: \$134/sq. ft.
Pompano Beach: \$272/sq. ft.

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Broward: \$306/sq. ft.

Inventory for Sale

Palm Aire 78	15%
Pompano Beach	6%
Broward	6%



Avg. Time to Close Over Last 12 Months

Palm Aire 78	61 days
Pompano Beach	89 days
Broward	89 days