

Unit 402 - Palm Aire 6

402 - 2751 N Palm Aire Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	RX-10990678
Status:	Active
Size:	1,064 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Guest
View:	Lake
List Price:	\$249,900
List PPSF:	\$235
Valuated Price:	\$201,000
Valuated PPSF:	\$175

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:	60
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	13%
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

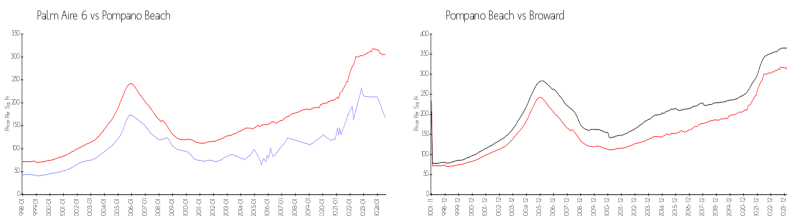
PALM-AIRE COUNTRY CLUB CONDOMINIUM ASSOCIATION NO 6, INC
 C/O M&M Property Management, LLC
 1412 S. Powerline Rd.
 Pompano Beach, FL 33069
 Phone: (954) 582-4400
 Fax: (954) 582-4407

http://www.palmaire6.com/palmaire/outside_home.asp

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
503	1,064 sq ft	Jul 2024	\$195,000	\$183
508	1,184 sq ft	Jan 2024	\$247,500	\$209
104	900 sq ft	Dec 2023	\$177,000	\$197

Market Information



Palm Aire 6:	\$174/sq. ft.	Pompano Beach:	\$286/sq. ft.
Pompano Beach:	\$286/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

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

Avg. Time to Close Over Last 12 Months



Palm Aire 6
Pompano Beach
Broward

72 days
77 days
72 days