

Unit 408 - Palm Aire 18

408 - 3001 S Course Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	RX-11130567
Status:	Active
Size:	1,100 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Guest
View:	Golf
List Price:	\$199,000
List PPSF:	\$181
Valuated Price:	\$189,000
Valuated PPSF:	\$164

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:	2
Building inventory for sale:	3%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

Building Association Information

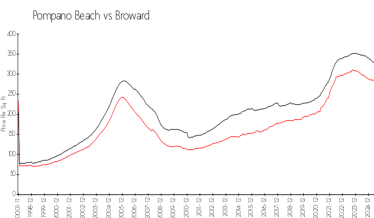
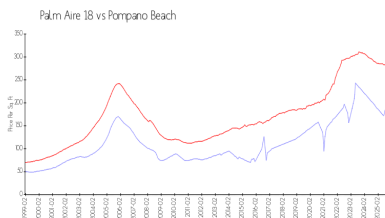
Palm Aire Condo Assoc-Bldg 18
3001 S Course Dr
Pompano Beach FL 33069
954-970-0896

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
105	852 sq ft	Oct 2025	\$149,500	\$175
605	852 sq ft	Jul 2025	\$145,000	\$170
509	1,150 sq ft	Jul 2025	\$220,000	\$191
209	1,100 sq ft	May 2025	\$170,000	\$155

Market Information



Palm Aire 18:	\$163/sq. ft.	Pompano Beach:	\$283/sq. ft.
Pompano Beach:	\$283/sq. ft.	Broward:	\$311/sq. ft.

Inventory for Sale

Palm Aire 18	3%
Pompano Beach	3%
Broward	4%

Avg. Time to Close Over Last 12 Months



Palm Aire 18
Pompano Beach
Broward

75 days
88 days
88 days