

# Unit 412 - Palm Aire 115

412 - 3505 Oaks Wy, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	RX-11142329
Status:	Active
Size:	1,390 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	
List Price:	\$220,000
List PPSF:	\$158
Valuated Price:	\$243,000
Valuated PPSF:	\$162

*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:	3
Building inventory for sale:	5%
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

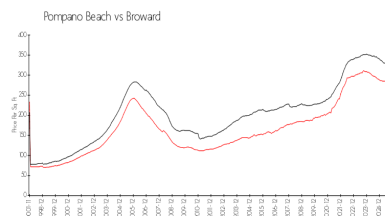
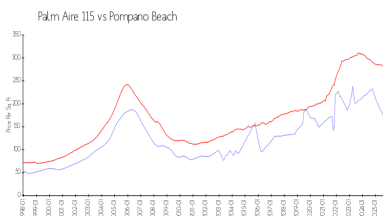
Mwi/Campbell Management Co, Palm Aire Country Club Condominium Association  
 3500 Gateway Drive # 202  
 Pompano Beach, FL 33069-4870  
 (954) 968-4481

<https://>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
508	1,370 sq ft	May 2025	\$290,000	\$212
103	1,710 sq ft	Mar 2025	\$299,000	\$175
304	1,710 sq ft	Feb 2025	\$350,000	\$205

## Market Information



Palm Aire 115: \$160/sq. ft.  
 Pompano Beach: \$283/sq. ft.

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 Broward: \$311/sq. ft.

## Inventory for Sale

Palm Aire 115	5%
Pompano Beach	3%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Palm Aire 115	51 days
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Pompano Beach  
Broward

88 days  
87 days