

Unit 305 - Palm Aire 124

305 - 806 Cypress Grove Ln, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	RX-11169316
Status:	Active
Size:	1,389 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Guest
View:	Garden,Golf
List Price:	\$345,000
List PPSF:	\$248
Valuated Price:	\$198,000
Valuated PPSF:	\$142

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:	6
Building inventory for sale:	10%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

Building Association Information

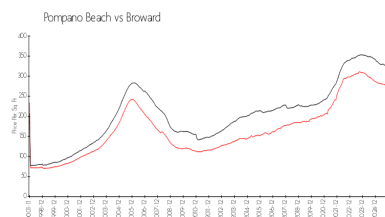
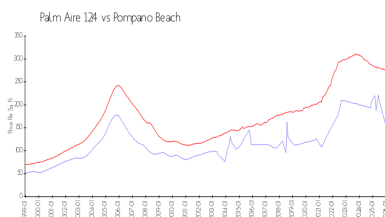
Palm-Aire Country Club Condominium Association No.12, Inc.
 3500 Gateway Drive, Suite 202
 Pompano Beach, Florida 33069
 Management Telephone: (954) 968-4481
 Maintenance Telephone: (954) 968-4484

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
107	2,098 sq ft	Jan 2026	\$315,000	\$150
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305	1,389 sq ft	Jul 2025	\$310,000	\$223
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404	1,702 sq ft	Jun 2025	\$380,000	\$223
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Market Information



Palm Aire 124: \$143/sq. ft.
 Pompano Beach: \$272/sq. ft.

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 Broward: \$306/sq. ft.

Inventory for Sale

Palm Aire 124	10%
Pompano Beach	6%
Broward	6%



Avg. Time to Close Over Last 12 Months

Palm Aire 124	111 days
Pompano Beach	89 days
Broward	89 days