

# Unit 3155 Ravines Rd # 3502 - Ravines Resort

3155 Ravines Rd # 3502 - 3155 Ravines Rd, Middleburg, FL, Clay 32068

## Unit Information

MLS Number: 2026930  
 Status: Active  
 Size: 1,268 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Parking Lot  
 View:  
 List Price: \$165,000  
 List PPSF: \$130  
 Valuated Price: \$213,000  
 Valuated PPSF: \$168

*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: 95  
 Number of active listings for rent: 0  
 Number of active listings for sale: 5  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

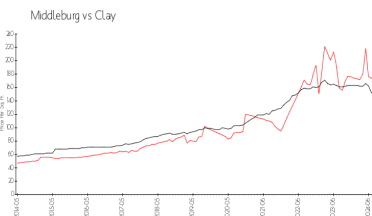
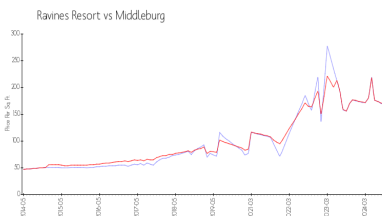
The Ravines  
 Community Association, Inc.  
 Association Management:  
 The CAM Team  
 Phone: 904-278-2338 -

<http://www.ravinesassoc.org/index.php?IID=509#sthash.cGmRXyl8.dpbs>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1422	848 sq ft	Aug 2024	\$95,000	\$112
1425	848 sq ft	Jun 2024	\$149,900	\$177
3524	420 sq ft	May 2024	\$135,000	\$321
3604	1,688 sq ft	Feb 2024	\$220,000	\$130

## Market Information



Ravines Resort:	\$169/sq. ft.	Middleburg:	\$169/sq. ft.
Middleburg:	\$169/sq. ft.	Clay:	\$145/sq. ft.

## Inventory for Sale

Ravines Resort: 5%  
 Middleburg: 4%  
 Clay: 1%

## Avg. Time to Close Over Last 12 Months



Ravines Resort  
Middleburg  
Clay

53 days  
53 days  
51 days