

# Unit 2407 - Point Meadows Place

2407 - 7801 Point Meadows Dr, Jacksonville, FL, Duval 32256

## Unit Information

MLS Number:	2040883
Status:	Pending
Size:	1,112 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Additional Parking,Assigned,Carport,Guest
View:	Pool
List Price:	\$188,100
List PPSF:	\$169
Valuated Price:	\$169,000
Valuated PPSF:	\$152

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:	320
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	1%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

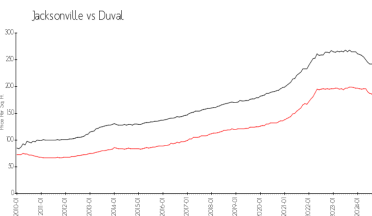
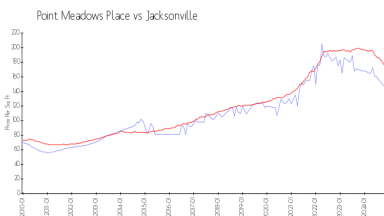
## Building Association Information

Point Meadows Place Condo  
 7801 Point Meadows Dr,  
 Jacksonville, FL 32256  
 (904) 683-0471

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
8305	1,447 sq ft	Aug 2024	\$184,900	\$128
7206	1,247 sq ft	Jul 2024	\$200,000	\$160
3308	1,247 sq ft	Jun 2024	\$205,500	\$165
6303	1,247 sq ft	May 2024	\$209,900	\$168
1109	1,412 sq ft	Apr 2024	\$217,000	\$154
5307	1,112 sq ft	Apr 2024	\$202,000	\$182
3103	1,247 sq ft	Apr 2024	\$196,800	\$158

## Market Information



Point Meadows Place:	\$146/sq. ft.	Jacksonville:	\$175/sq. ft.
Jacksonville:	\$175/sq. ft.	Duval:	\$207/sq. ft.

## Inventory for Sale

Point Meadows Place	2%
Jacksonville	1%
Duval	1%



## **Avg. Time to Close Over Last 12 Months**

Point Meadows Place	73 days
Jacksonville	57 days
Duval	57 days