

Unit 3640 Kirkpatrick Cir # 5 - Willow Ridge

3640 Kirkpatrick Cir # 5 - 3711 Kirkpatrick Cir, Jacksonville, FL, Duval 32210

Unit Information

MLS Number: 2053486
 Status: Active
 Size: 940 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Guest
 View:
 List Price: \$125,000
 List PPSF: \$133
 Valuated Price: \$119,000
 Valuated PPSF: \$127

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: 192
 Number of active listings for rent: 0
 Number of active listings for sale: 5
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

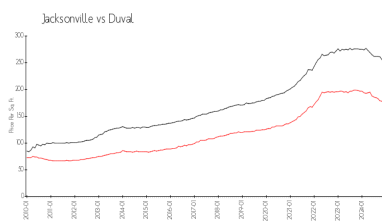
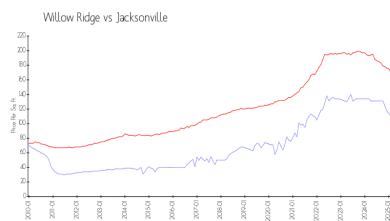
Building Association Information

Willow Ridge
 Condominium Association, Inc
 5455 A1a S Saint Augustine, FL 32080
 Phone: (904) 908-4970

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
16-7	1,157 sq ft	Mar 2025	\$147,000	\$127
14	1,118 sq ft	Dec 2024	\$131,000	\$117
7-4	1,118 sq ft	Oct 2024	\$145,500	\$130
6-1	1,157 sq ft	Jul 2024	\$147,000	\$127
5	940 sq ft	Jul 2024	\$129,900	\$138
8	1,157 sq ft	Jul 2024	\$154,900	\$134

Market Information



Willow Ridge:	\$128/sq. ft.	Jacksonville:	\$169/sq. ft.
Jacksonville:	\$169/sq. ft.	Duval:	\$204/sq. ft.

Inventory for Sale

Willow Ridge	3%
Jacksonville	1%
Duval	2%

Avg. Time to Close Over Last 12 Months

Willow Ridge	79 days
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Jacksonville
Duval

61 days
61 days