

# Unit 935 - Reserve at James Island

935 - 10961 Burnt Mill Rd, Jacksonville, FL, Duval 32256

## Unit Information

MLS Number:	2074275
Status:	Active
Size:	1,171 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Parking Lot
View:	
List Price:	\$215,000
List PPSF:	\$184
Valuated Price:	\$199,000
Valuated PPSF:	\$170

*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:	354
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:	25
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	5

## Building Association Information

Reserve At James Island Condos Office  
10961 Burnt Mill Rd,  
Jacksonville, FL 32256  
(904) 565-6016

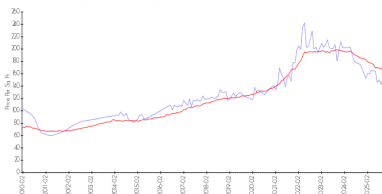
[https://reserveji.com/outside\\_home.asp](https://reserveji.com/outside_home.asp)

## Recent Sales

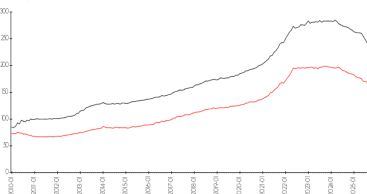
Unit #	Size	Closing Date	Sale Price	PPSF
936	1,283 sq ft	Dec 2025	\$210,000	\$164
321	1,192 sq ft	Dec 2025	\$185,000	\$155
1024	1,171 sq ft	Dec 2025	\$160,000	\$137
928	1,192 sq ft	Nov 2025	\$175,000	\$147
815	1,171 sq ft	Nov 2025	\$220,000	\$188

## Market Information

Reserve at James Island vs Jacksonville



Jacksonville vs Duval



Reserve at James Island: \$164/sq. ft.  
Jacksonville: \$159/sq. ft.

Jacksonville: \$159/sq. ft.  
Duval: \$197/sq. ft.

## Inventory for Sale

Reserve at James Island	2%
Jacksonville	2%
Duval	2%



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

Reserve at James Island	95 days
Jacksonville	70 days
Duval	69 days