

Unit 3600 Lenin Peak Ct # 8 - Willow Ridge

3600 Lenin Peak Ct # 8 - 3711 Kirkpatrick Cir, Jacksonville, FL, Duval 32210

Unit Information

MLS Number: 2098024
 Status: Active
 Size: 1,157 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Additional
 Parking, Gated, Guest, Unassigned
 View: Protected Preserve
 List Price: \$134,000
 List PPSF: \$116
 Valuated Price: \$132,000
 Valuated PPSF: \$114

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: 8
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 3

Building Association Information

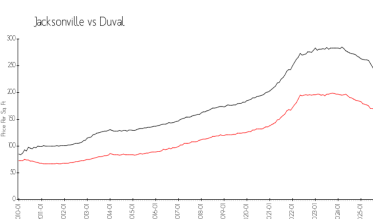
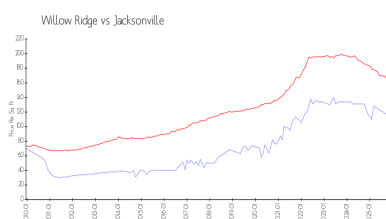
Willow Ridge
 Condominium Association, Inc
 5455 A1a S Saint Augustine, FL 32080
 Phone: (904) 908-4970

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
12	1,118 sq ft	Dec 2025	\$60,000	\$54
5	940 sq ft	Nov 2025	\$107,000	\$114
14	1,118 sq ft	Nov 2025	\$110,000	\$98
16-7	1,157 sq ft	Mar 2025	\$147,000	\$127
12	1,118 sq ft	Feb 2025	\$123,500	\$110

Market Information



Willow Ridge: \$114/sq. ft.
 Jacksonville: \$159/sq. ft.

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

Inventory for Sale

Willow Ridge 4%
 Jacksonville 2%
 Duval 2%



Avg. Time to Close Over Last 12 Months

Willow Ridge	80 days
Jacksonville	70 days
Duval	70 days