

# Unit 836 - Villas of Timberlin Parc

836 - 7701 Timberlin Park Blvd, Jacksonville, FL, Duval 32256

## Unit Information

MLS Number:	2121789
Status:	Active
Size:	665 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Additional Parking,Assigned,Guest
View:	Trees/Woods
List Price:	\$123,000
List PPSF:	\$185
Valuated Price:	\$98,000
Valuated PPSF:	\$147

*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:	8
Building inventory for sale:	2%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	12
Number of sales over the last 3 months:	7

## Building Association Information

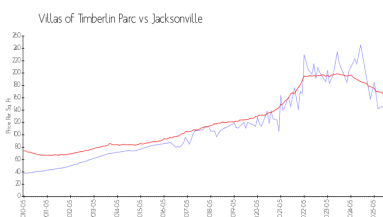
Villas of Timberlin Park  
General Contact Information  
First Coast Management  
11555 CENTRAL PARKWAY SUITE #801  
JACKSONVILLE, FL 32224  
904-998-5365

<https://www.thevillasoftimberlinparc.com/main.php?IMenuID=770>

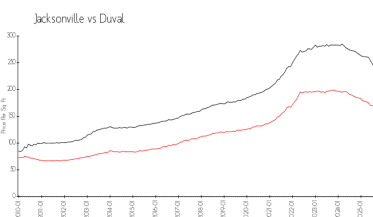
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1337 WITH GARAGE	1,009 sq ft	Dec 2025	\$126,000	\$125
331	1,248 sq ft	Nov 2025	\$150,000	\$120
817	1,009 sq ft	Nov 2025	\$172,000	\$170
623	665 sq ft	Oct 2025	\$90,000	\$135
826	665 sq ft	Oct 2025	\$118,000	\$177
932	1,009 sq ft	Oct 2025	\$125,000	\$124

## Market Information

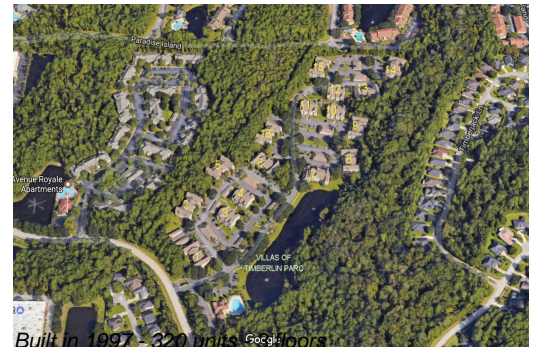


Villas of Timberlin  
Parc: \$146/sq. ft.  
Jacksonville: \$159/sq. ft.



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

## Inventory for Sale



Villas of Timberlin Parc	3%
Jacksonville	2%
Duval	2%

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

Villas of Timberlin Parc	67 days
Jacksonville	70 days
Duval	70 days