

# Unit 524 - Avanti

524 - 3591 Kernan Blvd S, Jacksonville, FL, Duval 32224

## Unit Information

MLS Number:	2121806
Status:	Active
Size:	1,200 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Garage
View:	
List Price:	\$220,000
List PPSF:	\$183
Valuated Price:	\$196,000
Valuated PPSF:	\$163

*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:	240
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	2%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	1

## Building Association Information

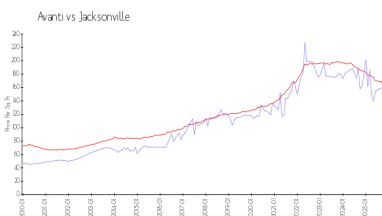
Avanti  
The CAM Team  
1008 Park Avenue,Orange ParkFL32073  
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<https://avanticondos.com/>

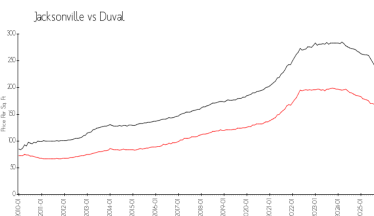
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
515	1,077 sq ft	Dec 2025	\$160,000	\$149
501	1,200 sq ft	Sep 2025	\$250,000	\$208
308	803 sq ft	Aug 2025	\$170,000	\$212
127	803 sq ft	Jul 2025	\$177,000	\$220
521	1,177 sq ft	Jun 2025	\$180,000	\$153
710	1,177 sq ft	Jun 2025	\$185,000	\$157

## Market Information



Avanti: \$162/sq. ft.  
Jacksonville: \$159/sq. ft.



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

## Inventory for Sale

Avanti	3%
Jacksonville	2%
Duval	2%



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

Avanti	68 days
Jacksonville	70 days
Duval	70 days