

# Unit 905 - Portofino at Hammock Dunes

905 - 7 Avenue de la Mer, Palm Coast, FL, Flagler 32137

## Unit Information

MLS Number:	2010497
Status:	Active Under Contract
Size:	1,944 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Gated, Parking Lot
View:	Beach, Ocean, Pool
List Price:	\$1,125,000
List PPSF:	\$579
Valuated Price:	\$827,000
Valuated PPSF:	\$425

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:	58
Number of active listings for rent:	0
Number of active listings for sale:	0
Building inventory for sale:	0%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

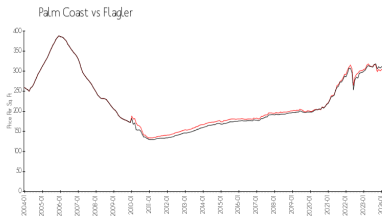
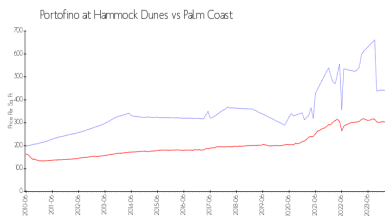
## Building Association Information

Portofino At Hammock Dunes Condominium  
 7 Avenue De La Mer # 606  
 Palm Coast, FL 32137  
 Phone: (386) 246-5383

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1004	4,412 sq ft	Nov 2023	\$2,200,000	\$499
801	2,840 sq ft	Sep 2023	\$1,900,000	\$669
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## Market Information

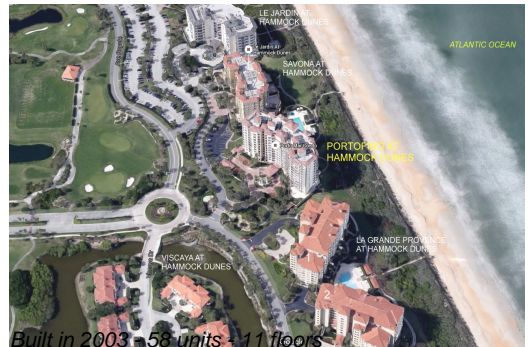


Portofino at Hammock Dunes:	\$438/sq. ft.	Palm Coast:	\$303/sq. ft.
Palm Coast:	\$303/sq. ft.	Flagler:	\$346/sq. ft.

## Inventory for Sale

Portofino at Hammock Dunes	0%
Palm Coast	4%
Flagler	4%

## Avg. Time to Close Over Last 12 Months



Portofino at Hammock Dunes  
Palm Coast  
Flagler

28 days  
65 days  
68 days