

# Unit 1142 - Cinnamon Beach

1142 - 200 Cinnamon Beach Wy, Palm Coast, FL, Flagler 32137

## Unit Information

|                 |                |
|-----------------|----------------|
| MLS Number:     | FC288329       |
| Status:         | ACTIVE         |
| Size:           | 1,682 Sq ft.   |
| Bedrooms:       | 3              |
| Full Bathrooms: | 2              |
| Half Bathrooms: | 0              |
| Parking Spaces: | Under Building |
| View:           |                |
| List Price:     | \$589,000      |
| List PPSF:      | \$350          |
| Valuated Price: | \$601,000      |
| Valuated PPSF:  | \$357          |

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:                         | 275 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 12  |
| Building inventory for sale:             | 4%  |
| Number of sales over the last 12 months: | 16  |
| Number of sales over the last 6 months:  | 2   |
| Number of sales over the last 3 months:  | 1   |

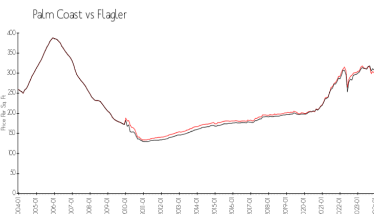
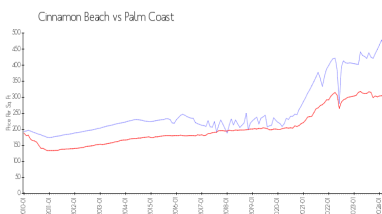
## Building Association Information

Cinnamon Beach Condo Associates  
Address: 300 Cinnamon Beach Way,  
Palm Coast, FL 32137

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 842    | 1,682 sq ft | Feb 2024     | \$885,000  | \$526 |
| 543    | 1,344 sq ft | Jan 2024     | \$400,000  | \$298 |
| 845    | 2,003 sq ft | Sep 2023     | \$893,000  | \$446 |
| 441    | 2,003 sq ft | Sep 2023     | \$904,100  | \$451 |
| 254    | 1,682 sq ft | Aug 2023     | \$690,000  | \$410 |
| 532    | 1,682 sq ft | Aug 2023     | \$800,000  | \$476 |
| 452    | 1,682 sq ft | Aug 2023     | \$825,000  | \$490 |

## Market Information



|                 |               |             |               |
|-----------------|---------------|-------------|---------------|
| Cinnamon Beach: | \$422/sq. ft. | Palm Coast: | \$303/sq. ft. |
| Palm Coast:     | \$303/sq. ft. | Flagler:    | \$346/sq. ft. |

## Inventory for Sale

|                |    |
|----------------|----|
| Cinnamon Beach | 4% |
| Palm Coast     | 4% |
| Flagler        | 4% |



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

|                |         |
|----------------|---------|
| Cinnamon Beach | 40 days |
| Palm Coast     | 65 days |
| Flagler        | 68 days |