

# Unit 404 - Nautilus

404 - 3580 S Ocean Shore Blvd, Flagler Beach, FL, Flagler 32136

## Unit Information

MLS Number: FC289677  
 Status: ACTIVE  
 Size: 1,476 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Garage Door Opener, Under Building  
 View: Water  
 List Price: \$489,000  
 List PPSF: \$331  
 Valuated Price: \$448,000  
 Valuated PPSF: \$304

*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: 89  
 Number of active listings for rent: 0  
 Number of active listings for sale: 8  
 Building inventory for sale: 8%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

## Building Association Information

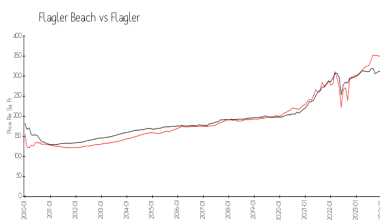
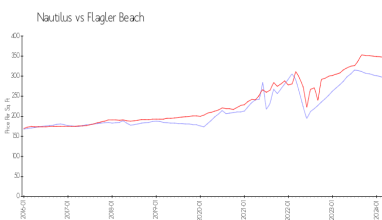
Nautilus Condominium  
 Address: 3580 S Ocean Shore Blvd,  
 Flagler Beach, FL 32136  
 Phone: +1 386-439-5093

<https://nautiluscondo.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
510	1,121 sq ft	Oct 2023	\$247,500	\$221
905	1,695 sq ft	Oct 2023	\$510,000	\$301
507	1,476 sq ft	Oct 2023	\$412,000	\$279
801	1,121 sq ft	Aug 2023	\$325,000	\$290
809	1,358 sq ft	Aug 2023	\$495,000	\$365

## Market Information



Nautilus: \$296/sq. ft.  
 Flagler Beach: \$347/sq. ft.

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 Flagler: \$347/sq. ft.

## Inventory for Sale

Nautilus 9%



Flagler Beach	4%
Flagler	4%

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

Nautilus	97 days
Flagler Beach	83 days
Flagler	65 days