

# Unit 113 - Oceanside at Beverly Beach

113 - 2450 N Ocean Shore Blvd, Flagler Beach, FL, Flagler 32126

## Unit Information

MLS Number:	FC294834
Status:	ACTIVE
Size:	1,749 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	0
Parking Spaces:	Open, Reserved, Under Building
View:	
List Price:	\$719,500
List PPSF:	\$411
Valuated Price:	\$700,000
Valuated PPSF:	\$400

*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.*

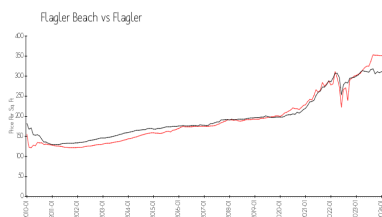
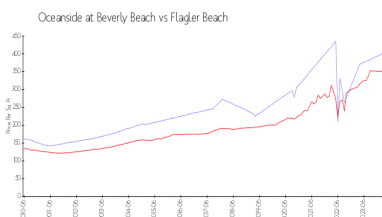
## Building Information

Number of units:	34
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	14%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
216	1,919 sq ft	Jan 2024	\$807,900	\$421
B310	1,749 sq ft	Nov 2023	\$765,000	\$437
C215	1,919 sq ft	Jul 2023	\$820,000	\$427
210	1,749 sq ft	May 2023	\$735,000	\$420

## Market Information



Oceanside at Beverly Beach: \$405/sq. ft.  
Flagler Beach: \$350/sq. ft.

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Flagler: \$346/sq. ft.

## Inventory for Sale

Oceanside at Beverly Beach	15%
Flagler Beach	7%
Flagler	5%

## Avg. Time to Close Over Last 12 Months

Oceanside at Beverly Beach	33 days
Flagler Beach	73 days
Flagler	72 days

