

# Unit 116 - Oceanside at Beverly Beach

116 - 2450 N Ocean Shore Blvd, Flagler Beach, FL, Flagler 32126



## Unit Information

MLS Number:	FC296611
Status:	ACTIVE
Size:	1,919 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	0
Parking Spaces:	
View:	
List Price:	\$819,875
List PPSF:	\$427
Valuated Price:	\$768,000
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.*



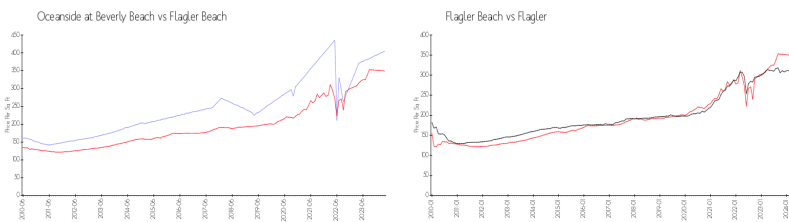
## Building Information

Number of units:	34
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	8%
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

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
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:	\$349/sq. ft.
Flagler Beach:	\$349/sq. ft.	Flagler:	\$346/sq. ft.

## Inventory for Sale

Oceanside at Beverly Beach	9%
Flagler Beach	4%
Flagler	4%

## Avg. Time to Close Over Last 12 Months

Oceanside at Beverly Beach	28 days
Flagler Beach	84 days
Flagler	68 days