

Unit 13 - Arbor Trace

13 - 2-93 Veranda Wy, Palm Coast, FL, Flagler 32137

Unit Information

MLS Number:	FC300530
Status:	ACTIVE
Size:	1,369 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Garage Door Opener, On Street
View:	Water
List Price:	\$320,000
List PPSF:	\$234
Valuated Price:	\$285,000
Valuated PPSF:	\$208

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.

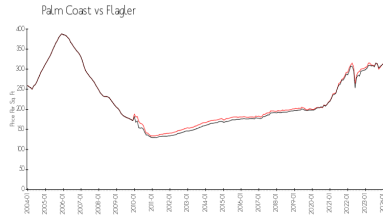
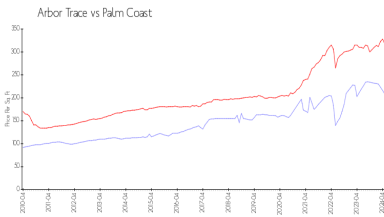
Building Information

Number of units:	107
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	3%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
31	1,143 sq ft	Mar 2024	\$255,000	\$223
	1,143 sq ft	Jan 2024	\$263,000	\$230
	1,143 sq ft	Dec 2023	\$263,000	\$230
35	1,369 sq ft	Nov 2023	\$318,000	\$232
15	1,369 sq ft	Sep 2023	\$284,900	\$208
	1,369 sq ft	Sep 2023	\$295,000	\$215

Market Information



Arbor Trace:	\$208/sq. ft.	Palm Coast:	\$317/sq. ft.
Palm Coast:	\$317/sq. ft.	Flagler:	\$341/sq. ft.

Inventory for Sale

Arbor Trace	4%
Palm Coast	4%
Flagler	4%

Avg. Time to Close Over Last 12 Months

Arbor Trace	39 days
Palm Coast	79 days
Flagler	78 days

