

Unit 218 - Ocean View Manor

218 - 3600 S Ocean Shore Blvd, Flagler Beach, FL, Flagler 32136

Unit Information

MLS Number: FC301794
 Status: ACTIVE
 Size: 1,331 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Under Building
 View:
 List Price: \$360,000
 List PPSF: \$270
 Valuated Price: \$155,000
 Valuated PPSF: \$116

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: 112
 Number of active listings for rent: 0
 Number of active listings for sale: 10
 Building inventory for sale: 8%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 0

Building Association Information

Ocean View Manor Condo
 3600 S Ocean Shore Blvd
 Flagler Beach, FL 32136
 (386) 439-5024 oceanviewmanor@yahoo.com

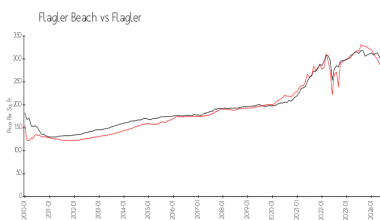
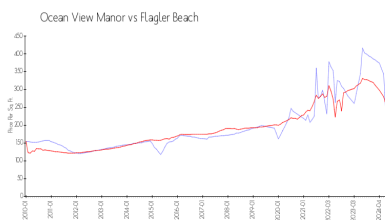
<http://ovm3600.com/contactus.html>

<http://oceanviewmanor.ipower.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
311	715 sq ft	Jun 2024	\$260,000	\$364
721	1,331 sq ft	Jun 2024	\$385,000	\$289
415	715 sq ft	Apr 2024	\$310,000	\$434
816	719 sq ft	Jan 2024	\$352,000	\$490
516	715 sq ft	Dec 2023	\$325,000	\$455

Market Information

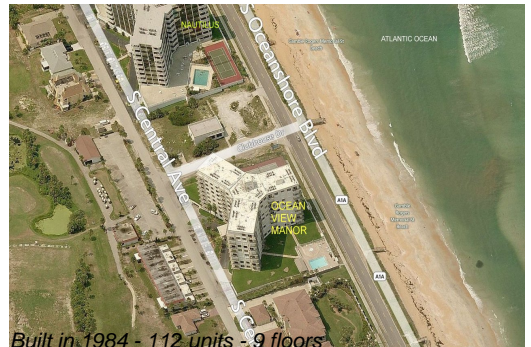


Ocean View Manor: \$116/sq. ft.
 Flagler Beach: \$238/sq. ft.

Flagler Beach: \$238/sq. ft.
 Flagler: \$293/sq. ft.

Inventory for Sale

Ocean View Manor: 9%
 Flagler Beach: 7%
 Flagler: 6%



Avg. Time to Close Over Last 12 Months

Ocean View Manor	137 days
Flagler Beach	100 days
Flagler	90 days