

Unit 706-S - Hammock Beach Club

706-S - 200 Ocean Crest Dr, Palm Coast, FL, Flagler 32137

Unit Information

| | |
|-----------------|---|
| MLS Number: | FC304577 |
| Status: | Active |
| Size: | 678 Sq ft. |
| Bedrooms: | 1 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | 0 |
| Parking Spaces: | Ground Level,Guest,Under Building,Valet |
| View: | Golf Course,Water |
| List Price: | \$339,900 |
| List PPSF: | \$501 |
| Valuated Price: | \$226,000 |
| Valuated PPSF: | \$333 |

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

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|--|-----|
| Number of units: | 367 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 29 |
| Building inventory for sale: | 7% |
| Number of sales over the last 12 months: | 18 |
| Number of sales over the last 6 months: | 8 |
| Number of sales over the last 3 months: | 5 |

Building Association Information

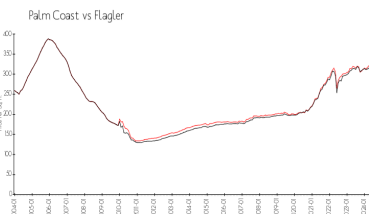
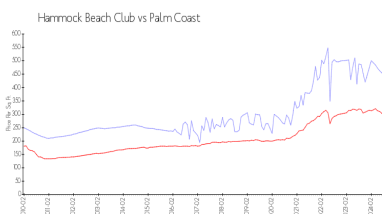
The Club at Hammock Beach
200 OCEAN CREST DRIVE
PALM COAST, FL 32137
PHONE: 1-866-841-0287

<http://www.hammockbeach.com/>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 514 | 2,179 sq ft | Oct 2024 | \$1,400,000 | \$642 |
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| 246 | 2,058 sq ft | Sep 2024 | \$885,000 | \$430 |
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| 443 | 2,246 sq ft | Aug 2024 | \$1,040,000 | \$463 |

Market Information



| | | | |
|---------------------|---------------|-------------|---------------|
| Hammock Beach Club: | \$401/sq. ft. | Palm Coast: | \$286/sq. ft. |
| Palm Coast: | \$286/sq. ft. | Flagler: | \$295/sq. ft. |

Inventory for Sale

| | |
|--------------------|----|
| Hammock Beach Club | 8% |
| Palm Coast | 7% |
| Flagler | 7% |



Avg. Time to Close Over Last 12 Months

| | |
|--------------------|---------|
| Hammock Beach Club | 84 days |
| Palm Coast | 91 days |
| Flagler | 91 days |