

Unit 405 - Cambria at Hammock Dunes

405 - 19 Avenue de la Mer, Palm Coast, FL, Flagler 32137

Unit Information

MLS Number: FC304779
 Status: Active
 Size: 2,340 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Reserved, Under Building
 View: Water
 List Price: \$1,399,000
 List PPSF: \$598
 Valuated Price: \$1,329,000
 Valuated PPSF: \$568

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: 60
 Number of active listings for rent: 0
 Number of active listings for sale: 3
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

Building Association Information

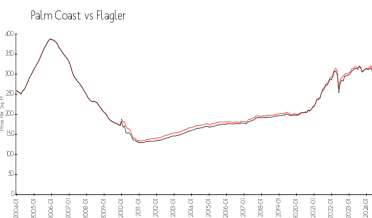
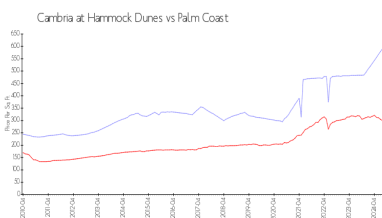
Hammock Dunes Bridge Association
 Southern States Management Group
 2 Camino del Mar
 Palm Coast, FL 32137
 (386) 446-6333

<http://daytonapropertymanagement.com/community/cambria-at-hammock-dunes-condominium>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
205	2,340 sq ft	Oct 2024	\$1,100,000	\$470
701	3,283 sq ft	Oct 2024	\$1,385,000	\$422
205	2,340 sq ft	Jan 2024	\$1,200,000	\$513
205	2,606 sq ft	Jan 2024	\$1,200,000	\$460

Market Information



Cambria at Hammock Dunes:	\$604/sq. ft.	Palm Coast:	\$286/sq. ft.
Palm Coast:	\$286/sq. ft.	Flagler:	\$295/sq. ft.

Inventory for Sale

Cambria at Hammock Dunes: 5%
 Palm Coast: 7%
 Flagler: 7%



Avg. Time to Close Over Last 12 Months

Cambria at Hammock Dunes	111 days
Palm Coast	91 days
Flagler	91 days