

# Unit 3108 - Circle Bay Yacht Club I II & III

3108 - 1950 SW Palm City Rd, Stuart, FL, Martin 34994

## Unit Information

MLS Number: F10470732  
 Status: Active  
 Size: 1,020 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned Parking,Covered Parking,Detached  
 View: Canal,River,Water View  
 List Price: \$364,900  
 List PPSF: \$358  
 Valuated Price: \$264,000  
 Valuated PPSF: \$281

*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: 295  
 Number of active listings for rent: 0  
 Number of active listings for sale: 9  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

## Building Association Information

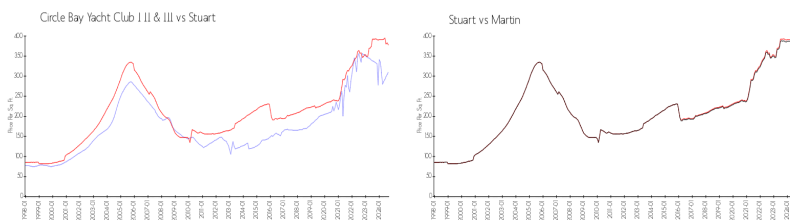
CIRCLE BAY YACHT CLUB  
 CONDOMINIUM ASSOC. INC  
 1950 SW Palm City Rd  
 Stuart, FL 34994  
 (772) 287-0990

<http://circlebay.net/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
11-301	1,137 sq ft	Apr 2024	\$305,000	\$268
11-204	1,050 sq ft	Apr 2024	\$325,000	\$310
1-106	938 sq ft	Mar 2024	\$324,000	\$345
13-201	1,375 sq ft	Jan 2024	\$525,000	\$382
14-104	1,221 sq ft	Dec 2023	\$400,000	\$328

## Market Information



Circle Bay Yacht Club I II & III:	\$310/sq. ft.	Stuart:	\$378/sq. ft.
Stuart:	\$378/sq. ft.	Martin:	\$307/sq. ft.

## Inventory for Sale

Circle Bay Yacht Club I II & III 3%  
 Stuart 2%



Martin 2%

**Avg. Time to Close Over Last 12 Months**

Circle Bay Yacht Club I II & III	25 days
Stuart	73 days
Martin	71 days