

Unit 40 SE Sedona Cir # 104 - Villabella Central Park

40 SE Sedona Cir # 104 - 40 SE Sedona Cir, Stuart, FL, Martin 34994

Unit Information

MLS Number:	R11142035
Status:	Active
Size:	1,157 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Attached
View:	Garden,Other
List Price:	\$269,000
List PPSF:	\$232
Valuated Price:	\$243,000
Valuated PPSF:	\$166

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:	132
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	7%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

Building Association Information

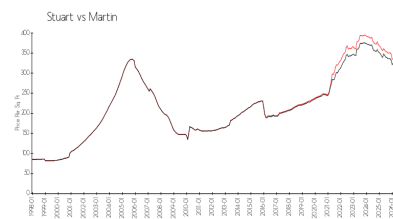
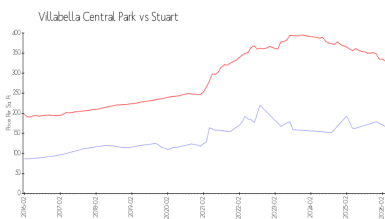
Vilabella Central Park
Condominium Association
41 Se Sedona Circle
Stuart, FL 34994
(772) 221-1144

https://

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
105	1,607 sq ft	Mar 2026	\$280,000	\$174
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106	1,157 sq ft	Jan 2026	\$280,000	\$242
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202	1,072 sq ft	Dec 2025	\$243,000	\$227
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Market Information



Villabella Central Park:	\$167/sq. ft.	Stuart:	\$330/sq. ft.
Stuart:	\$330/sq. ft.	Martin:	\$262/sq. ft.

Inventory for Sale



Villabella Central Park	8%
Stuart	3%
Martin	3%

Avg. Time to Close Over Last 12 Months

Villabella Central Park	46 days
Stuart	93 days
Martin	94 days