

Unit 40 SE Sedona Cir # 102 - Villabella Central Park

40 SE Sedona Cir # 102 - 40 SE Sedona Cir, Stuart, FL, Martin 34994

Unit Information

MLS Number: R11145263
 Status: Active
 Size: 1,671 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Attached
 Garage, Driveway, Garage, Garage Door Opener, Guest
 View: Garden
 List Price: \$349,900
 List PPSF: \$209
 Valuated Price: \$329,000
 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

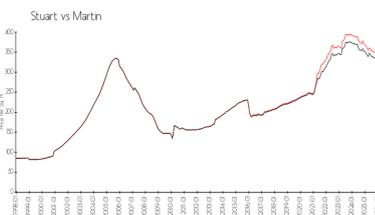
Vilabella Central Park
 Condominium Association
 41 Se Sedona Circle
 Stuart, FL 34994
 (772) 221-1144

<https://>

Recent Sales

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

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