

# Unit 309 - Sailfish Cove

309 - 41 SW Seminole St, Stuart, FL, Martin 34994

## Unit Information

MLS Number: RX-10885035  
 Status: Active  
 Size: 1,537 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Open  
 View: Other  
 List Price: \$1,156,334  
 List PPSF: \$752  
 Valuated Price: \$1,092,000  
 Valuated PPSF: \$751

*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: 38  
 Number of active listings for rent: 0  
 Number of active listings for sale: 6  
 Building inventory for sale: 15%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

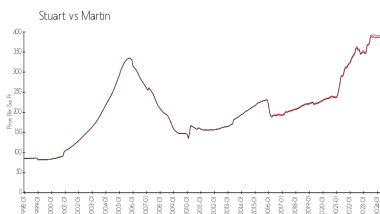
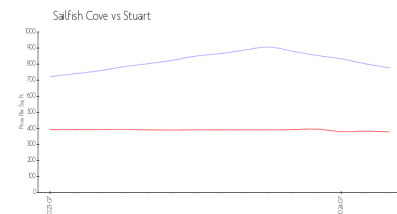
Sailfish Cove Association  
 Address: 41 SW Seminole St.  
 Stuart, FL 34994  
 Phone: 772-631-6084  
 Email: coasailfishcove@gmail.com

<https://www.sailfishcovestuart.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
309	1,455 sq ft	Nov 2024	\$850,000	\$584
205	969 sq ft	Jul 2024	\$945,000	\$975
409	1,537 sq ft	Apr 2024	\$1,160,000	\$755
202	1,059 sq ft	Jan 2024	\$1,095,000	\$1,034

## Market Information



Sailfish Cove: \$777/sq. ft.      Stuart: \$378/sq. ft.  
 Stuart: \$378/sq. ft.      Martin: \$307/sq. ft.

## Inventory for Sale

Sailfish Cove: 16%  
 Stuart: 2%  
 Martin: 2%

## Avg. Time to Close Over Last 12 Months



Sailfish Cove  
Stuart  
Martin

126 days  
73 days  
71 days