

# Unit FF-4 - Vista Pines

FF-4 - 2600 SE Ocean Blvd, Stuart, FL, Martin 34996

## Unit Information

MLS Number: RX-10993584  
 Status: Active  
 Size: 679 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest  
 View:  
 List Price: \$150,000  
 List PPSF: \$221  
 Valuated Price: \$92,000  
 Valuated PPSF: \$135

*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: 522  
 Number of active listings for rent: 0  
 Number of active listings for sale: 13  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 3

## Building Association Information

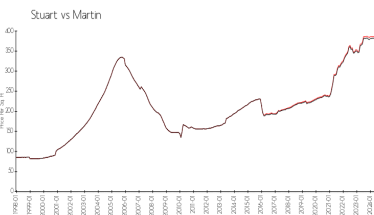
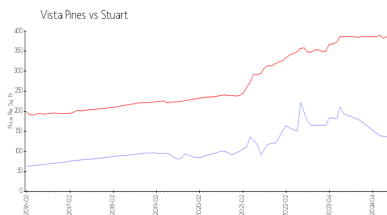
Vista Pines Condominium Association  
 Address: 2600 SE Ocean Blvd,  
 Stuart, FL 34996  
 Phone: +1 772-283-4198

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

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
10	814 sq ft	Sep 2024	\$100,000	\$123
Kk-4	751 sq ft	Jul 2024	\$135,000	\$180
Z10	886 sq ft	Jun 2024	\$114,500	\$129
Ff5	886 sq ft	Jun 2024	\$113,000	\$128
I3	814 sq ft	Jun 2024	\$110,000	\$135

## Market Information



Vista Pines: \$137/sq. ft.  
 Stuart: \$386/sq. ft.

Stuart: \$386/sq. ft.  
 Martin: \$311/sq. ft.

## Inventory for Sale

Vista Pines 2%  
 Stuart 2%



Martin

2%

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

Vista Pines

48 days

Stuart

67 days

Martin

65 days