

Unit 8E - Amelia Landings

8E - 2328 Sadler Rd, Fernandina Beach, FL, Nassau 32034

Unit Information

MLS Number:	2005571
Status:	Pending
Size:	791 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Parking Lot
View:	
List Price:	\$365,000
List PPSF:	\$461
Valuated Price:	\$374,000
Valuated PPSF:	\$289

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:	60
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	3%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

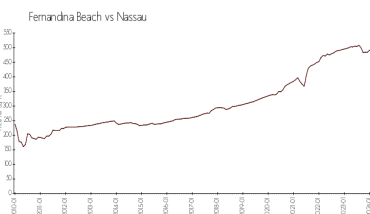
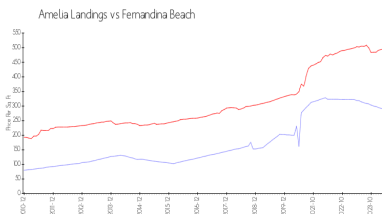
Building Association Information

AMELIA LANDINGS
PROPERTY OWNERS ASSOCIATION, INC.
5440 1ST COAST HWY
AMELIA ISLAND FL 32034
PHONE 904-277-5122
FAX 904-491-4246
EMAIL info@aimamelia.com

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
7-B	791 sq ft	Oct 2023	\$313,000	\$396
1-A	767 sq ft	Sep 2023	\$395,000	\$515
5-D	767 sq ft	May 2023	\$410,000	\$535

Market Information



Amelia Landings: \$287/sq. ft.
Fernandina Beach: \$505/sq. ft.

Fernandina Beach: \$505/sq. ft.
Nassau: \$563/sq. ft.

Inventory for Sale

Amelia Landings	3%
Fernandina Beach	1%
Nassau	1%



Avg. Time to Close Over Last 12 Months

Amelia Landings	n/a
Fernandina Beach	n/a
Nassau	n/a