

# Unit 304 - Bayview Clearwater

304 - 700 N Osceola Ave, Clearwater, FL, Pinellas 33755

## Unit Information

|                 |  |
|-----------------|--|
| MLS Number:     | T3468925   |
| Status:         | ACTIVE   |
| Size:           | 1,719 Sq ft.   |
| Bedrooms:       | 3  |
| Full Bathrooms: | 2  |
| Half Bathrooms: | 0  |
| Parking Spaces: | Assigned, Covered, Garage Door Opener, Guest, Under Building |
| View:           | Water  |
| List Price:     | \$600,000  |
| List PPSF:      | \$349  |

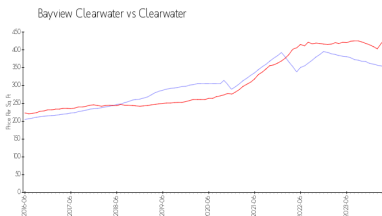
## Building Information

|  |    |
|--|----|
| Number of units:                         | 28 |
| Number of active listings for rent:      | 0  |
| Number of active listings for sale:      | 1  |
| Building inventory for sale:             | 3% |
| Number of sales over the last 12 months: | 3  |
| Number of sales over the last 6 months:  | 1  |
| Number of sales over the last 3 months:  | 0  |

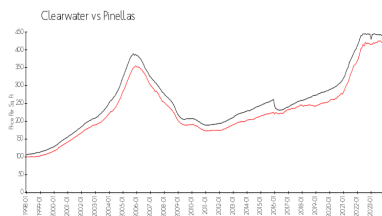
## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| PH-3   | 2,113 sq ft | Nov 2023     | \$817,000  | \$387 |
| 503    | 1,483 sq ft | Jul 2023     | \$625,000  | \$421 |
| 606    | 1,741 sq ft | Jun 2023     | \$743,000  | \$427 |

## Market Information



Bayview Clearwater: \$352/sq. ft.  
Clearwater: \$430/sq. ft.



Clearwater: \$430/sq. ft.  
Pinellas: \$417/sq. ft.

## Inventory for Sale

|                    |    |
|--------------------|----|
| Bayview Clearwater | 4% |
| Clearwater         | 4% |
| Pinellas           | 3% |

## Avg. Time to Close Over Last 12 Months

|                    |          |
|--------------------|----------|
| Bayview Clearwater | 214 days |
| Clearwater         | 60 days  |
| Pinellas           | 60 days  |

