

# Unit 2462 Kingfisher Ln # J204 - Bordeaux Village (A-R)

2462 Kingfisher Ln # J204 - 2431-2497 Heron Ter, Clearwater, FL, Pinellas 33762

## Unit Information

MLS Number: T3513139  
 Status: ACTIVE  
 Size: 1,185 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View:  
 List Price: \$299,900  
 List PPSF: \$253

## Building Information

Number of units: 128  
 Number of active listings for rent: 0  
 Number of active listings for sale: 7  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 4

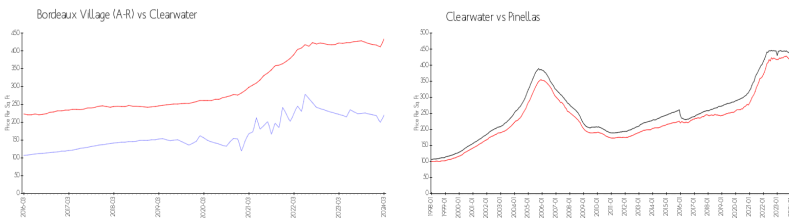
## Building Association Information

Bordeaux Village Association  
 24701 Us Highway 19 North # 102  
 Clearwater, FL 33763  
 Phone: (727) 289-1558

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
G101	1,210 sq ft	Mar 2024	\$295,000	\$244
M104	1,185 sq ft	Mar 2024	\$235,000	\$198
G103	1,185 sq ft	Feb 2024	\$285,000	\$241
M204	1,185 sq ft	Feb 2024	\$200,000	\$169
G203	1,185 sq ft	Oct 2023	\$275,000	\$232

## Market Information

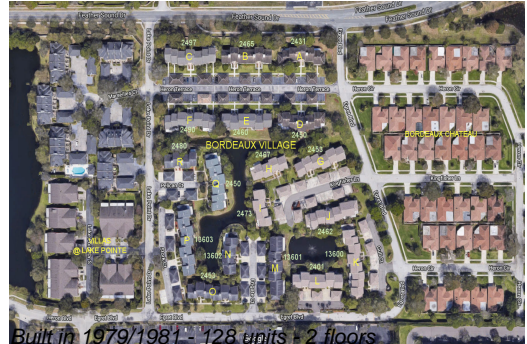


Bordeaux Village (A-R): \$220/sq. ft.  
 Clearwater: \$434/sq. ft.  
 Clearwater: \$434/sq. ft.  
 Pinellas: \$415/sq. ft.

## Inventory for Sale

Bordeaux Village (A-R) 5%  
 Clearwater 4%  
 Pinellas 3%

## Avg. Time to Close Over Last 12 Months



Bordeaux Village (A-R)  
Clearwater  
Pinellas

48 days  
59 days  
60 days