

# Unit 1340 Ribolla Dr - Villas of San Marino at Palm Harbor

1340 Ribolla Dr - 1259-1466 Ribolla Dr, Palm Harbor, FL, Pinellas 34683

## Unit Information

MLS Number: T3515787  
 Status: ACTIVE  
 Size: 2,409 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms: 0  
 Parking Spaces: Driveway, Garage Door Opener, Guest  
 View: Park/Greenbelt, Trees/Woods  
 List Price: \$625,000  
 List PPSF: \$259



## Building Information

Number of units: 64  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 2

## Building Association Information

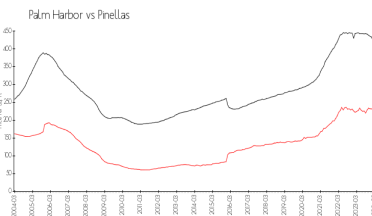
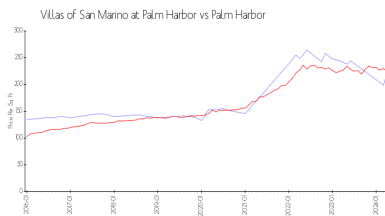
Villas of San Marino  
 Berkshire Hathaway HomeServices  
 Florida Properties Group  
 3126 Little Road  
 Trinity, FL 34655  
 Phone: (727) 481-7042

<http://www.smpalmharbor.com/site/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	2,102 sq ft	Mar 2024	\$530,000	\$252
	2,342 sq ft	Mar 2024	\$343,000	\$146
	2,102 sq ft	Jun 2023	\$512,000	\$244
	2,102 sq ft	May 2023	\$500,000	\$238

## Market Information



Villas of San Marino at Palm Harbor: \$226/sq. ft.  
 Palm Harbor: \$224/sq. ft.

Palm Harbor: \$224/sq. ft.  
 Pinellas: \$417/sq. ft.

## Inventory for Sale

Villas of San Marino at Palm Harbor: 5%  
 Palm Harbor: 2%  
 Pinellas: 3%

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

Villas of San Marino at Palm Harbor	37 days
Palm Harbor	32 days
Pinellas	60 days