

# Unit 2729 Via Murano # 421 - Grand Venezia at Baywatch

2729 Via Murano # 421 - 2705 Via Murano, Clearwater, FL, Pinellas 33764

## Unit Information

MLS Number:	TB8316797
Status:	ACTIVE
Size:	1,140 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Open
View:	
Rental Price:	\$2,095
List PPSF:	\$2
Valuated Price:	\$138,000
Valuated PPSF:	\$121

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

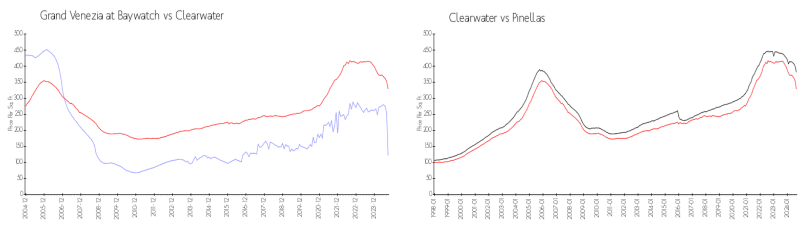
Number of units:	336
Number of active listings for rent:	0
Number of active listings for sale:	29
Building inventory for sale:	8%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	2

## Building Association Information

Grand Venezia at Baywatch  
 2704 Via Murano  
 Clearwater, Florida 33764  
 (727) 216 -6123

<http://www.grand-venezia.com/Important-contacts.html>

## Market Information



Grand Venezia at Baywatch:	\$122/sq. ft.	Clearwater:	\$328/sq. ft.
Clearwater:	\$328/sq. ft.	Pinellas:	\$361/sq. ft.

## Inventory for Sale

Grand Venezia at Baywatch	9%
Clearwater	6%
Pinellas	5%

## Avg. Time to Close Over Last 12 Months

Grand Venezia at Baywatch	127 days
Clearwater	86 days
Pinellas	80 days



Built in 2001 - 336 units - 3 floors