

Unit 1314 Riserva Ln - Villas of San Marino at Palm Harbor

1314 Riserva Ln - 1259-1466 Ribolla Dr, Palm Harbor, FL, Pinellas 34683

Unit Information

MLS Number: TB8346045
 Status: ACTIVE
 Size: 2,102 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Driveway, Garage Door Opener, Ground Level, Guest
 View:
 List Price: \$512,000
 List PPSF: \$244
 Valuated Price: \$447,000
 Valuated PPSF: \$213

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: 64
 Number of active listings for rent: 0
 Number of active listings for sale: 7
 Building inventory for sale: 10%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 1

Building Association Information

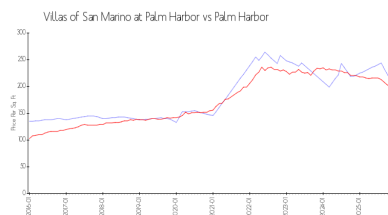
Villas of San Marino
 Berkshire Hathaway HomeServices
 Florida Properties Group
 3126 Little Road
 Trinity, FL 34655
 Phone: (727) 481-7042

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

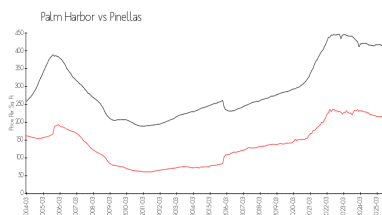
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	2,174 sq ft	Oct 2025	\$540,000	\$248
	2,174 sq ft	Aug 2025	\$529,900	\$244
	2,538 sq ft	Feb 2025	\$535,000	\$211

Market Information



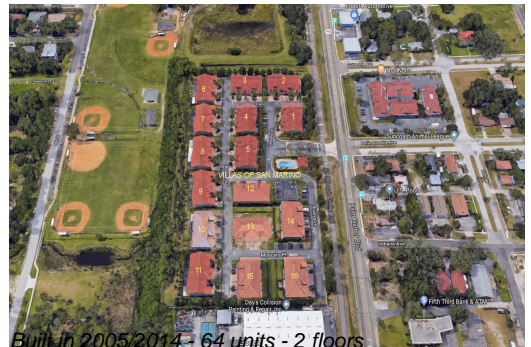
Villas of San Marino at Palm Harbor: \$212/sq. ft.
 Palm Harbor: \$200/sq. ft.



Palm Harbor: \$200/sq. ft.
 Pinellas: \$385/sq. ft.

Inventory for Sale

Villas of San Marino at Palm Harbor 11%



Palm Harbor	5%
Pinellas	8%

Avg. Time to Close Over Last 12 Months

Villas of San Marino at Palm Harbor	98 days
Palm Harbor	106 days
Pinellas	100 days