

# Unit 1705 - Bay Island Admiral

1705 - 7300 Sun Island Dr, South Pasadena, FL, Pinellas 33707

## Unit Information

|                 |                   |
|-----------------|-------------------|
| MLS Number:     | TB8362424         |
| Status:         | ACTIVE            |
| Size:           | 1,120 Sq ft.      |
| Bedrooms:       | 1                 |
| Full Bathrooms: | 1                 |
| Half Bathrooms: | 1                 |
| Parking Spaces: | Assigned, Covered |
| View:           | Water             |
| List Price:     | \$300,000         |
| List PPSF:      | \$268             |
| Valuated Price: | \$275,000         |
| Valuated PPSF:  | \$246             |

*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:                         | 94 |
| Number of active listings for rent:      | 0  |
| Number of active listings for sale:      | 9  |
| Building inventory for sale:             | 9% |
| Number of sales over the last 12 months: | 4  |
| Number of sales over the last 6 months:  | 1  |
| Number of sales over the last 3 months:  | 1  |

## Building Association Information

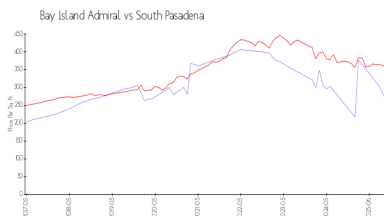
Bay Island Group  
Address: 7490 Bay Island Dr S,  
South Pasadena, FL 33707  
Phone: +1 727-360-2751

<https://>

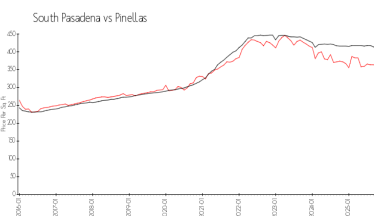
## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 202    | 1,120 sq ft | Sep 2025     | \$280,000  | \$250 |
| 1102   | 1,120 sq ft | Mar 2025     | \$340,000  | \$304 |
| 203    | 1,310 sq ft | Mar 2025     | \$456,200  | \$348 |
| 1405   | 1,120 sq ft | Jan 2025     | \$285,000  | \$254 |

## Market Information



Bay Island Admiral: \$255/sq. ft.  
South Pasadena: \$362/sq. ft.



South Pasadena: \$362/sq. ft.  
Pinellas: \$390/sq. ft.

## Inventory for Sale

|                    |     |
|--------------------|-----|
| Bay Island Admiral | 10% |
| South Pasadena     | 6%  |
| Pinellas           | 7%  |

## Avg. Time to Close Over Last 12 Months



Built in 1980 — 94 units — 23 floors

|                    |         |
|--------------------|---------|
| Bay Island Admiral | 82 days |
| South Pasadena     | 80 days |
| Pinellas           | 98 days |