

Unit 245 S McMullen Booth Rd # 18 - Tradewinds

245 S McMullen Booth Rd # 18 - 205-393 S McMullen Booth Rd, Clearwater, FL, Pinellas 33759

Unit Information

MLS Number: TB8433600
Status: ACTIVE
Size: 747 Sq ft.
Bedrooms: 1
Full Bathrooms: 1
Half Bathrooms: 0
Parking Spaces:
View:
List Price: \$112,900
List PPSF: \$151
Valuated Price: \$107,000
Valuated PPSF: \$143

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: 204
Number of active listings for rent: 0
Number of active listings for sale: 22
Building inventory for sale: 10%
Number of sales over the last 12 months: 6
Number of sales over the last 6 months: 2
Number of sales over the last 3 months: 2

Building Association Information

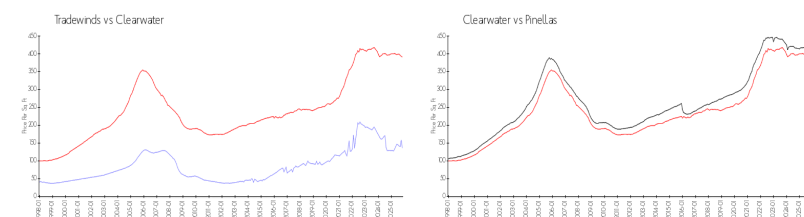
TRADEWINDS EAST
CONDOMINIUM ASSOCIATION
251 S McMullen Booth Rd
Clearwater, FL 33759-4425
(727) 585-3491

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
72	968 sq ft	Oct 2025	\$145,000	\$150
16	1,087 sq ft	Sep 2025	\$160,000	\$147
202	1,087 sq ft	Jun 2025	\$168,000	\$155
36	863 sq ft	Mar 2025	\$125,000	\$145
138	968 sq ft	Mar 2025	\$81,500	\$84
120	968 sq ft	Mar 2025	\$165,000	\$170

Market Information



Tradewinds:	\$136/sq. ft.	Clearwater:	\$391/sq. ft.
Clearwater:	\$391/sq. ft.	Pinellas:	\$385/sq. ft.

Inventory for Sale



Tradewinds	11%
Clearwater	8%
Pinellas	8%

Avg. Time to Close Over Last 12 Months

Tradewinds	162 days
Clearwater	105 days
Pinellas	100 days