

# Unit 6 Belleview Blvd # 706 - Belleview Biltmore Villas South Garden (4 6 & 8)

6 Belleview Blvd # 706 - 4 Belleview Blvd, Belleair, FL, Pinellas 33756

## Unit Information

|                 |                                 |
|-----------------|---------------------------------|
| MLS Number:     | TB8447701                       |
| Status:         | ACTIVE                          |
| Size:           | 1,403 Sq ft.                    |
| Bedrooms:       | 2                               |
| Full Bathrooms: | 2                               |
| Half Bathrooms: | 0                               |
| Parking Spaces: | Assigned, Guest, Under Building |
| View:           |                                 |
| List Price:     | \$649,900                       |
| List PPSF:      | \$463                           |
| Valuated Price: | \$674,000                       |
| Valuated PPSF:  | \$480                           |

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.

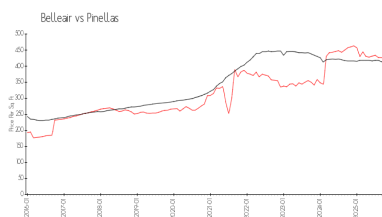
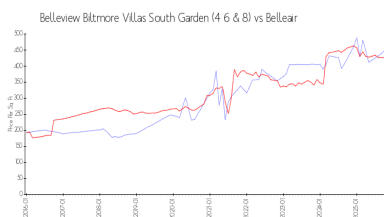
## Building Information

|  |     |
|--|-----|
| Number of units:                         | 183 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 11  |
| Building inventory for sale:             | 6%  |
| Number of sales over the last 12 months: | 12  |
| Number of sales over the last 6 months:  | 3   |
| Number of sales over the last 3 months:  | 2   |

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 203    | 1,920 sq ft | Dec 2025     | \$755,000  | \$393 |
| 203    | 1,920 sq ft | Nov 2025     | \$790,000  | \$411 |
| 801    | 1,403 sq ft | Jun 2025     | \$745,000  | \$531 |
| 406    | 1,403 sq ft | May 2025     | \$600,000  | \$428 |
| 408    | 1,754 sq ft | May 2025     | \$650,000  | \$371 |

## Market Information



Belleview Biltmore Villas South Garden (4 6 & 8): \$454/sq. ft.

Belleair: \$424/sq. ft.

Belleair: \$424/sq. ft.

Pinellas: \$390/sq. ft.

## Inventory for Sale

|  |    |
|--|----|
| Belleview Biltmore Villas South Garden (4 6 & 8) | 6% |
| Belleair   | 9% |
| Pinellas   | 7% |

## Avg. Time to Close Over Last 12 Months

|  |          |
|--|----------|
| Belleview Biltmore Villas South Garden (4 6 & 8) | 108 days |
| Belleair   | 117 days |
| Pinellas   | 98 days  |

