

# Unit 2595 Forest Run Ct - Winding Wood

2595 Forest Run Ct - 2700-2770 Sand Hollow Ct, Clearwater, FL, Pinellas 33761

## Unit Information

MLS Number:	U8225063
Status:	ACTIVE
Size:	1,025 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	
List Price:	\$285,000
List PPSF:	\$278

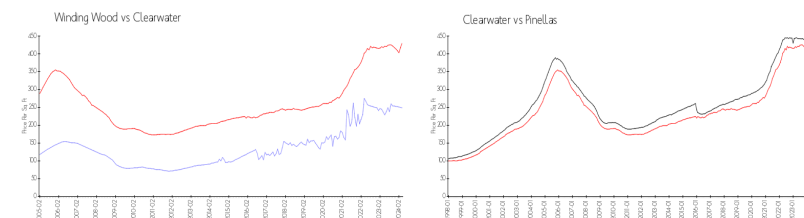
## Building Information

Number of units:	372
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	2%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	3

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
152C	1,405 sq ft	Apr 2024	\$350,000	\$249
2757	1,025 sq ft	Mar 2024	\$290,000	\$283
1042	1,145 sq ft	Mar 2024	\$339,900	\$297
	1,025 sq ft	Oct 2023	\$270,000	\$263
	1,405 sq ft	Sep 2023	\$280,000	\$199

## Market Information



Winding Wood:	\$249/sq. ft.	Clearwater:	\$430/sq. ft.
Clearwater:	\$430/sq. ft.	Pinellas:	\$417/sq. ft.

## Inventory for Sale

Winding Wood	3%
Clearwater	4%
Pinellas	3%

## Avg. Time to Close Over Last 12 Months

Winding Wood	23 days
Clearwater	60 days
Pinellas	60 days

