

Unit 176 Brightwater Dr # 1 - Brightwater Blue Townhomes

176 Brightwater Dr # 1 - 152 Brightwater Dr, Clearwater, FL, Pinellas 33767

Unit Information

MLS Number: U8225615
 Status: ACTIVE
 Size: 3,996 Sq ft.
 Bedrooms: 4
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: Driveway, Garage Door Opener, Garage
 View: Pool, Water
 List Price: \$2,699,000
 List PPSF: \$675



Building Information

Number of units: 30
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 13%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2



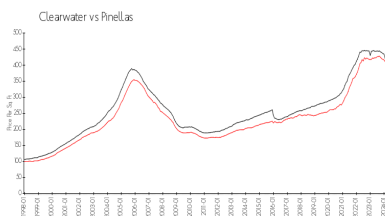
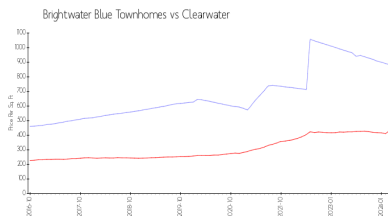
Building Association Information

Brightwater Point
 Condominium Association, Inc
 205 Brightwater Drive
 Clearwater Beach, FL 33767
 Phone: (727) 445-1390

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3	2,586 sq ft	Mar 2024	\$1,950,000	\$754
4	2,551 sq ft	Mar 2024	\$1,590,000	\$623
4	2,551 sq ft	Dec 2023	\$1,600,000	\$627
	4,665 sq ft	Jul 2023	\$2,600,000	\$557

Market Information



Brightwater Blue Townhomes:	\$882/sq. ft.	Clearwater:	\$434/sq. ft.
Clearwater:	\$434/sq. ft.	Pinellas:	\$415/sq. ft.

Inventory for Sale

Brightwater Blue Townhomes: 13%
 Clearwater: 4%
 Pinellas: 3%

Avg. Time to Close Over Last 12 Months

Brightwater Blue Townhomes	258 days
Clearwater	60 days
Pinellas	60 days