

# Unit 450 S Gulfview Blvd # 1105 - 440 West (North&South)

450 S Gulfview Blvd # 1105 - 440 S Gulfview Blvd, Clearwater, FL, Pinellas 33767

## Unit Information

MLS Number:	U8237939
Status:	ACTIVE
Size:	1,186 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned
View:	Water
List Price:	\$649,999
List PPSF:	\$548
Valuated Price:	\$584,000
Valuated PPSF:	\$492

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:	235
Number of active listings for rent:	0
Number of active listings for sale:	15
Building inventory for sale:	6%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

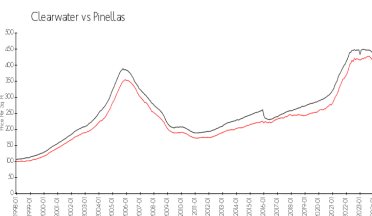
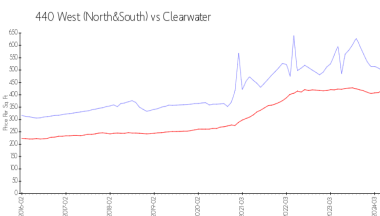
## Building Association Information

440 West Inc  
 440 S Gulfview Blvd #203,  
 Clearwater, FL 33767  
 +1 727-461-2885

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
406	1,264 sq ft	Apr 2024	\$733,000	\$580
1706	1,264 sq ft	Jan 2024	\$700,000	\$554
1502	1,264 sq ft	Dec 2023	\$739,000	\$585
803	1,264 sq ft	Oct 2023	\$760,000	\$601
408	1,186 sq ft	Sep 2023	\$550,000	\$464

## Market Information



440 West (North&South):	\$498/sq. ft.	Clearwater:	\$416/sq. ft.
Clearwater:	\$416/sq. ft.	Pinellas:	\$422/sq. ft.

## Inventory for Sale

440 West (North&South)	6%
Clearwater	3%



Pinellas

3%

**Avg. Time to Close Over Last 12 Months**

440 West (North&South)

62 days

Clearwater

67 days

Pinellas

66 days