

# 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:	\$639,999
List PPSF:	\$540
Valuated Price:	\$242,000
Valuated PPSF:	\$204

*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:	19
Building inventory for sale:	8%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

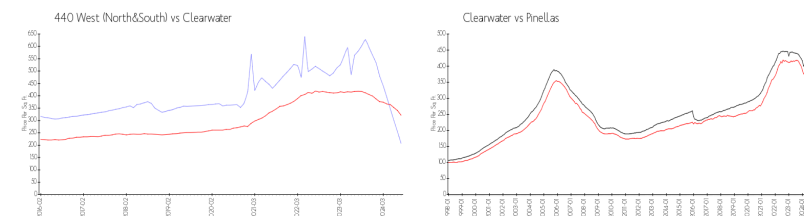
## Building Association Information

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

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
504	1,186 sq ft	Sep 2024	\$470,000	\$396
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

## Market Information



440 West (North&South):	\$207/sq. ft.	Clearwater:	\$321/sq. ft.
Clearwater:	\$321/sq. ft.	Pinellas:	\$339/sq. ft.

## Inventory for Sale

440 West (North&South)	8%
Clearwater	4%
Pinellas	4%

## Avg. Time to Close Over Last 12 Months



440 West (North&South)

Clearwater

Pinellas

72 days

76 days

73 days