

# Unit 204 - South Beach I

204 - 1400 Gulf Blvd, Clearwater, FL, Pinellas 33767

## Unit Information

MLS Number: U8247570  
 Status: ACTIVE  
 Size: 1,392 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View: Water  
 List Price: \$710,000  
 List PPSF: \$510  
 Valuated Price: \$683,000  
 Valuated PPSF: \$491

*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: 95  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 1

## Building Association Information

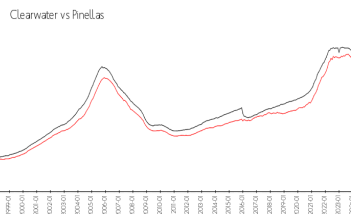
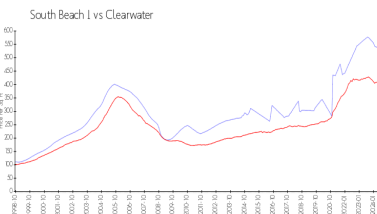
Clearwater Key Association  
 Of South Beach Inc  
 1430 Gulf Boulevard  
 Clearwater, FL 33767  
 Phone: (727) 595-5592  
 Property Manager (727)-864-0004

<http://southbeach1400.com/>

## Recent Sales

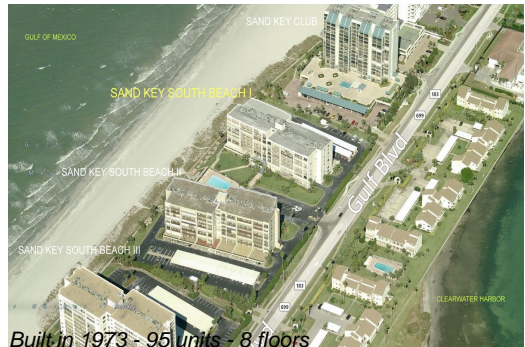
Unit #	Size	Closing Date	Sale Price	PPSF
304	1,392 sq ft	May 2024	\$720,000	\$517
804	1,392 sq ft	Mar 2024	\$550,000	\$395
801	1,392 sq ft	Mar 2024	\$620,000	\$445
311	1,327 sq ft	Feb 2024	\$850,000	\$641
509	1,392 sq ft	Jan 2024	\$870,000	\$625

## Market Information



South Beach I: \$534/sq. ft.  
 Clearwater: \$416/sq. ft.  
 Clearwater: \$416/sq. ft.  
 Pinellas: \$422/sq. ft.

## Inventory for Sale



South Beach I	3%
Clearwater	3%
Pinellas	3%

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

South Beach I	79 days
Clearwater	67 days
Pinellas	66 days