

Unit 2506 - Beach Cottages I&II

2506 - 18400 Gulf Blvd, Indian Shores, FL, Pinellas 33785

Unit Information

MLS Number: U8248923
 Status: Active
 Size: 1,380 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Guest, Under Building
 View: Pool, Water
 List Price: \$1,150,000
 List PPSF: \$833
 Valuated Price: \$457,000
 Valuated PPSF: \$331

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: 96
 Number of active listings for rent: 0
 Number of active listings for sale: 9
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 2
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

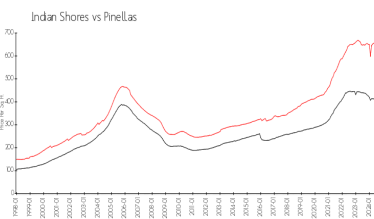
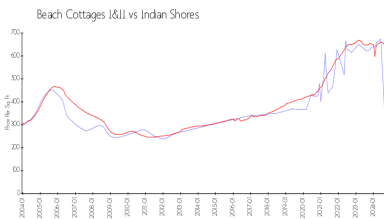
Building Association Information

Beach Cottage I, II
 18400 Gulf Blvd, Indian Shores, FL33785
 Phone: (727) 595-5727

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1405	1,400 sq ft	Aug 2024	\$1,050,000	\$750
1503	1,400 sq ft	Jun 2024	\$855,000	\$611

Market Information



Beach Cottages I&II: \$305/sq. ft.
 Indian Shores: \$638/sq. ft.

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 Pinellas: \$361/sq. ft.

Inventory for Sale

Beach Cottages I&II: 9%
 Indian Shores: 5%
 Pinellas: 5%

Avg. Time to Close Over Last 12 Months

Beach Cottages I&II: 48 days
 Indian Shores: 79 days
 Pinellas: 80 days

