

# Unit 2705 Via Murano # 135 - Grand Venezia at Baywatch

2705 Via Murano # 135 - 2705 Via Murano, Clearwater, FL, Pinellas 33764

## Unit Information

MLS Number: U8254880  
 Status: Active  
 Size: 890 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces:  
 View: Tennis Court  
 Rental Price: \$1,600  
 List PPSF: \$2  
 Valuated Price: \$92,000  
 Valuated PPSF: \$103

*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

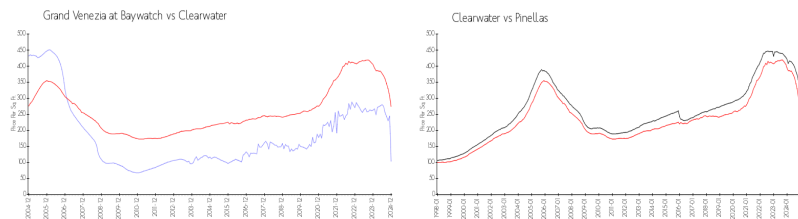
Number of units: 336  
 Number of active listings for rent: 0  
 Number of active listings for sale: 19  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 14  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 2

## Building Association Information

Grand Venezia at Baywatch  
 2704 Via Murano  
 Clearwater, Florida 33764  
 (727) 216 -6123

<http://www.grand-venezia.com/Important-contacts.html>

## Market Information



Grand Venezia at Baywatch:	\$103/sq. ft.	Clearwater:	\$273/sq. ft.
Clearwater:	\$273/sq. ft.	Pinellas:	\$311/sq. ft.

## Inventory for Sale

Grand Venezia at Baywatch: 6%  
 Clearwater: 5%  
 Pinellas: 4%

## Avg. Time to Close Over Last 12 Months

Grand Venezia at Baywatch: 127 days  
 Clearwater: 95 days  
 Pinellas: 85 days

