

# Unit 400 Sandiron Cir # 431 - Ocean Links

400 Sandiron Cir # 431 - 300 Sandiron Cir, Ponte Vedra Beach, FL, St. Johns 32082

## Unit Information

MLS Number: 2007131  
 Status: Active  
 Size: 1,039 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: Unassigned  
 View:  
 Rental Price: \$2,222  
 List PPSF: \$2  
 Valuated Price: \$281,000  
 Valuated PPSF: \$270

*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: 192  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

## Building Association Information

Ocean Links  
 Office Address: 310 Solana Road  
 Ponte Vedra Beach, FL 32082-2546  
 Office Telephone Number: 904-285-3600  
 Office Facsimile Number: 904-273-1694

<http://www.oceanlinks.org/home.asp>

## Market Information

|                    |                    |
|--------------------|--------------------|
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|                                  |                                  |
|----------------------------------|----------------------------------|
| Ocean Links: \$267/sq. ft.       | Ponte Vedra Beach: \$380/sq. ft. |
| Ponte Vedra Beach: \$380/sq. ft. | St. Johns: \$340/sq. ft.         |

## Inventory for Sale

|                   |    |
|-------------------|----|
| Ocean Links       | 2% |
| Ponte Vedra Beach | 1% |
| St. Johns         | 1% |

## Avg. Time to Close Over Last 12 Months

|                   |         |
|-------------------|---------|
| Ocean Links       | n/a     |
| Ponte Vedra Beach | 51 days |
| St. Johns         | 61 days |

