

Unit 74 - Ocean Villas

74 - 850 A1A Beach Blvd, St Augustine, FL, St. Johns 32080

Unit Information

MLS Number:	2016991
Status:	Active
Size:	1,400 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Parking Lot, Unassigned
View:	Pool
List Price:	\$725,000
List PPSF:	\$518
Valuated Price:	\$590,000
Valuated PPSF:	\$454

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:	138
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	2%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

Building Association Information

OCEAN VILLAS CONDOMINIUM ASSOCIATION
 850 A1A Beach Boulevard
 St. Augustine, FL 32080
 phone: (904) 471-3132
 fax: (904) 471-3199

<http://www.oceanvillascondos.net/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
38	1,300 sq ft	Apr 2024	\$639,000	\$492
98	1,450 sq ft	Dec 2023	\$755,000	\$521
56	1,300 sq ft	Oct 2023	\$700,000	\$538
102	1,300 sq ft	Sep 2023	\$628,000	\$483
41	1,200 sq ft	Aug 2023	\$552,000	\$460

Market Information

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Ocean Villas:	\$470/sq. ft.	St Augustine:	\$355/sq. ft.
St Augustine:	\$355/sq. ft.	St. Johns:	\$339/sq. ft.

Inventory for Sale

Ocean Villas	2%
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St Augustine	1%
St. Johns	1%

Avg. Time to Close Over Last 12 Months

Ocean Villas	n/a
St Augustine	68 days
St. Johns	69 days