

# Unit 605 - Cottages at Winding Creek

605 - 115 E Pine Hollow E Pine Hollow Trl, St Augustine, FL, St. Johns 32086

## Unit Information

MLS Number: 2031613  
 Status: Active  
 Size: 1,680 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Additional  
 Parking,Attached,Garage,Garage Door Opener  
 View: Lake,Trees/Woods  
 List Price: \$345,000  
 List PPSF: \$205  
 Valuated Price: \$335,000  
 Valuated PPSF: \$199

*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: 184  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

## Building Association Information

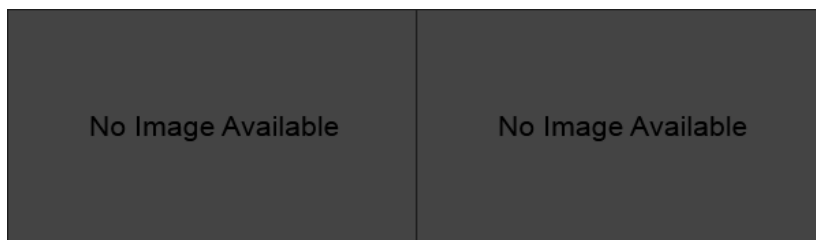
Cottages at Winding Creek  
 Property Management  
 461 A1A Beach Blvd  
 St. Augustine, FL 32080  
 (904) 461-5556  
 (800) 262-2874

<http://cwchoa.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1902	1,477 sq ft	Jul 2024	\$330,000	\$223
507	1,477 sq ft	Jun 2024	\$300,000	\$203
1402	1,477 sq ft	Apr 2024	\$298,000	\$202
1904	1,680 sq ft	Feb 2024	\$329,900	\$196

## Market Information



Cottages at Winding Creek:	\$194/sq. ft.	St Augustine:	\$351/sq. ft.
St Augustine:	\$351/sq. ft.	St. Johns:	\$331/sq. ft.

## Inventory for Sale

Cottages at Winding Creek 2%



St Augustine	2%
St. Johns	2%

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

Cottages at Winding Creek	53 days
St Augustine	72 days
St. Johns	66 days