

# Unit 220 S Ocean Grande Dr # 104 - Ocean Grande at Serenata Beach

220 S Ocean Grande Dr # 104 - 201 S Ocean Grande Dr, Ponte Vedra Beach, FL, St. Johns 32082

## Unit Information

MLS Number: 2053518  
 Status: Active  
 Size: 2,239 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms: 0  
 Parking Spaces: Additional Parking,Garage  
 View: Lake,Pond,Water  
 List Price: \$759,000  
 List PPSF: \$339  
 Valuated Price: \$604,000  
 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: 198  
 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: 1  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Building Association Information

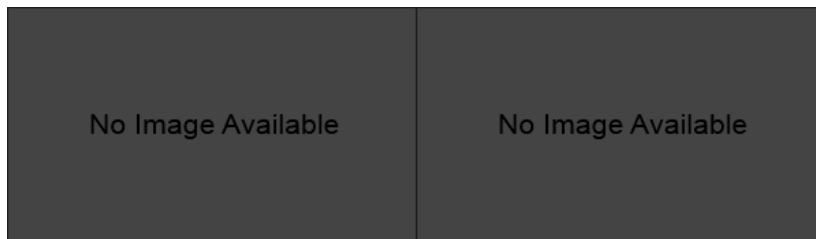
OCEAN GRANDE  
 CONDOMINIUM ASSOCIATION, INC.  
 MAY MANAGEMENT SERVICES INC  
 475 WEST TOWN PLACE # 112  
 ST AUGUSTINE FL 32092  
 PHONE 904-561-9708  
 FAX 904-461-0335

<http://www.maymgt.com/oceangrande/home.asp>

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 101    | 2,239 sq ft | Sep 2024     | \$760,000  | \$339 |

## Market Information



|                                 |               |                    |               |
|---------------------------------|---------------|--------------------|---------------|
| Ocean Grande at Serenata Beach: | \$317/sq. ft. | Ponte Vedra Beach: | \$346/sq. ft. |
| Ponte Vedra Beach:              | \$346/sq. ft. | St. Johns:         | \$331/sq. ft. |

## Inventory for Sale

|                                |    |
|--------------------------------|----|
| Ocean Grande at Serenata Beach | 2% |
| Ponte Vedra Beach              | 1% |



St. Johns

2%

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

|                                |          |
|--------------------------------|----------|
| Ocean Grande at Serenata Beach | 115 days |
| Ponte Vedra Beach              | 59 days  |
| St. Johns                      | 67 days  |