

# Unit 31 Harbour Isle Dr W # 105 - Harbour Isle at Hutchinson Island West

31 Harbour Isle Dr W # 105 - 11 Harbour Isle W, Fort Pierce, FL, St. Lucie 34949



## Unit Information

MLS Number:	F10450769
Status:	Active
Size:	1,989 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Intracoastal View
List Price:	\$435,000
List PPSF:	\$219
Valuated Price:	\$443,000
Valuated PPSF:	\$223

*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:	624
Number of active listings for rent:	0
Number of active listings for sale:	15
Building inventory for sale:	2%
Number of sales over the last 12 months:	27
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	4

## Building Association Information

Managed By  
 Elliott-Merrill Community Management  
 office address 14-A Harbour Isle Drive West Fort Pierce, FL 34949  
 (772) 466-5512

<http://www.harbourislewest.com/index.php>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,989 sq ft	Jul 2024	\$385,000	\$194
206	1,989 sq ft	Jun 2024	\$380,000	\$191
106	1,989 sq ft	May 2024	\$425,000	\$214
103	1,989 sq ft	May 2024	\$410,000	\$206
105	1,989 sq ft	Mar 2024	\$319,000	\$160

## Market Information

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Harbour Isle at Hutchinson Island West:	\$210/sq. ft.	Fort Pierce:	\$275/sq. ft.
Fort Pierce:	\$275/sq. ft.	St. Lucie:	\$290/sq. ft.

### **Inventory for Sale**

Harbour Isle at Hutchinson Island West	2%
Fort Pierce	3%
St. Lucie	2%

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

Harbour Isle at Hutchinson Island West	64 days
Fort Pierce	63 days
St. Lucie	47 days