

# Unit 7 Harbour Isle Dr E # 303 - Harbour Isle at Hutchinson Island East

7 Harbour Isle Dr E # 303 - 1 Harbour Isle Dr E, Fort Pierce, FL, St. Lucie 34949

## Unit Information

MLS Number: RX-11023538  
 Status: Active  
 Size: 1,989 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest, Open  
 View: Canal  
 List Price: \$364,900  
 List PPSF: \$183  
 Valuated Price: \$350,000  
 Valuated PPSF: \$176

*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: 288  
 Number of active listings for rent: 0  
 Number of active listings for sale: 11  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 2

## Building Association Information

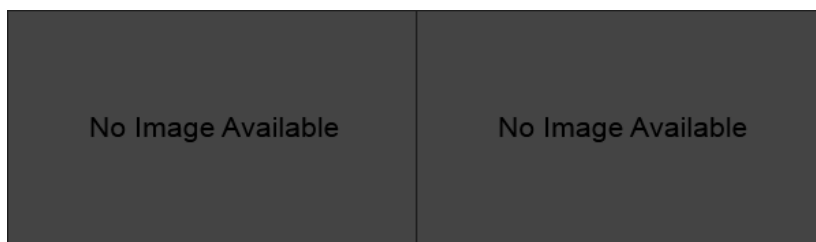
HARBOUR ISLE EAST  
 Condominium Association  
 Bristol Management Services, Inc.  
 1930 Commerce Lane, Suite 1  
 Jupiter, FL 33458  
 (772) 595-3660

<http://www.harbourisleeast.org/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
Ph05	1,989 sq ft	Sep 2024	\$365,000	\$184
105	1,989 sq ft	Sep 2024	\$300,000	\$151
204	1,989 sq ft	Jun 2024	\$330,000	\$166
Ph6	1,989 sq ft	May 2024	\$385,000	\$194
4	1,989 sq ft	May 2024	\$475,000	\$239
305	1,989 sq ft	May 2024	\$485,000	\$244
Ph-05	1,989 sq ft	May 2024	\$399,000	\$201

## Market Information



Harbour Isle at Hutchinson Island East:	\$187/sq. ft.	Fort Pierce:	\$330/sq. ft.
Fort Pierce:	\$330/sq. ft.	St. Lucie:	\$295/sq. ft.



### **Inventory for Sale**

Harbour Isle at Hutchinson Island East	4%
Fort Pierce	4%
St. Lucie	3%

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

Harbour Isle at Hutchinson Island East	103 days
Fort Pierce	76 days
St. Lucie	55 days