

Unit 3500 Oaks Clubhouse Dr # 207 - Royal Point at Palm Aire

3500 Oaks Clubhouse Dr # 207 - 3600 Oaks Clubhouse Dr, Pompano Beach, FL, Broward 33069



Unit Information

MLS Number: A11508260
 Status: Active
 Size: 1,516 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Guest Parking
 View:
 List Price: \$385,000
 List PPSF: \$254
 Valuated Price: \$388,000
 Valuated PPSF: \$256

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: 110
 Number of active listings for rent: 0
 Number of active listings for sale: 6
 Building inventory for sale: 5%
 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

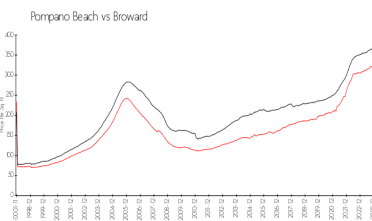
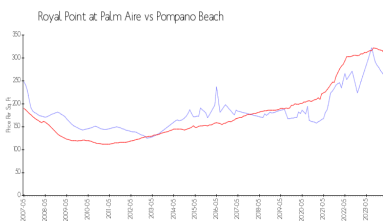
Building Association Information

Royal Point Palm Aire Condo Assoc
 3600 Oaks Clubhouse Drive
 Pompano Beach, FL 33069 - View Map
 Phone: (954) 978-8300

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
206	1,516 sq ft	Jan 2024	\$340,000	\$224
401	1,707 sq ft	Nov 2023	\$395,000	\$231
508	1,146 sq ft	Oct 2023	\$345,000	\$301
303	1,146 sq ft	Aug 2023	\$355,000	\$310

Market Information



Royal Point at Palm Aire: \$255/sq. ft.
 Pompano Beach: \$308/sq. ft.
 Pompano Beach: \$308/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Royal Point at Palm Aire 5%

Pompano Beach	3%
Broward	4%

Avg. Time to Close Over Last 12 Months

Royal Point at Palm Aire	85 days
Pompano Beach	72 days
Broward	67 days