

# Unit 603 - Palm Aire 21

603 - 2661 S Course Dr, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number:	F10418588
Status:	Active
Size:	1,150 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Golf View
List Price:	\$329,000
List PPSF:	\$286
Valuated Price:	\$284,000
Valuated PPSF:	\$247

*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:	90
Number of active listings for rent:	0
Number of active listings for sale:	1
Building inventory for sale:	1%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

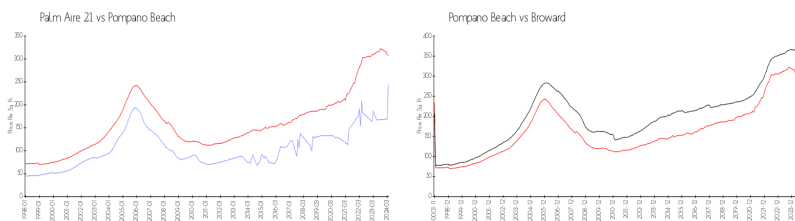
## Building Association Information

Palm Aire Condo Assoc-Bldg 21  
 2661 S Course Dr  
 Pompano Beach FL 33069  
 954-970-0975

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,100 sq ft	Apr 2024	\$228,000	\$207
704	1,010 sq ft	Mar 2024	\$165,000	\$163
506	960 sq ft	Jun 2023	\$160,000	\$167

## Market Information



Palm Aire 21:	\$244/sq. ft.	Pompano Beach:	\$308/sq. ft.
Pompano Beach:	\$308/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Palm Aire 21	1%
Pompano Beach	3%
Broward	4%

## Avg. Time to Close Over Last 12 Months



Palm Aire 21  
Pompano Beach  
Broward

92 days  
72 days  
67 days