

Unit 412 - Palm Aire 50

412 - 3090 N Course Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number: F10432267
 Status: Active
 Size: 1,390 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned Parking, Guest Parking
 View: Garden View, Other View
 List Price: \$449,000
 List PPSF: \$323
 Valuated Price: \$274,000
 Valuated PPSF: \$183

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: 107
 Number of active listings for rent: 0
 Number of active listings for sale: 5
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

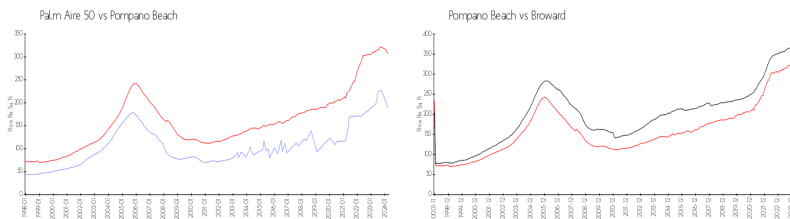
Building Association Information

Building 50 Of Palm Aire
 3090 N Course Dr , Pompano Beach FL 33069
 (954)971-2442

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
908	1,100 sq ft	Mar 2024	\$185,000	\$168
408	1,130 sq ft	Mar 2024	\$175,000	\$155
107	2,100 sq ft	Dec 2023	\$525,000	\$250
311	1,100 sq ft	Oct 2023	\$285,000	\$259
601	1,500 sq ft	Oct 2023	\$290,000	\$193

Market Information

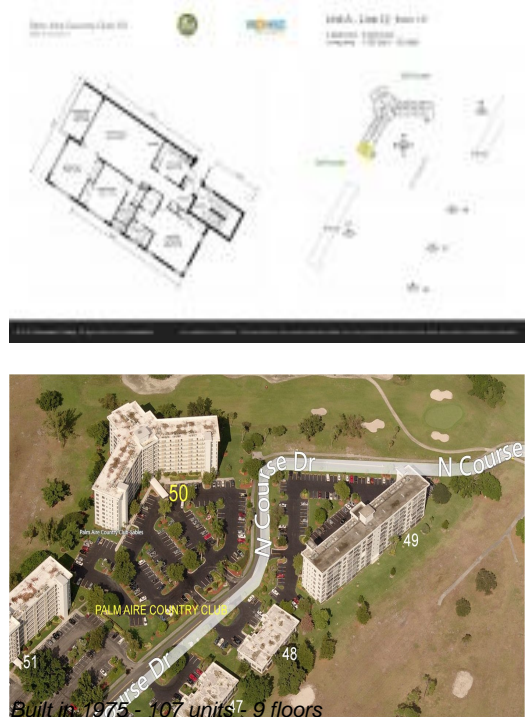


Palm Aire 50: \$189/sq. ft. Pompano Beach: \$308/sq. ft.
 Pompano Beach: \$308/sq. ft. Broward: \$351/sq. ft.

Inventory for Sale

Palm Aire 50: 5%
 Pompano Beach: 3%
 Broward: 4%

Avg. Time to Close Over Last 12 Months



Palm Aire 50
Pompano Beach
Broward

47 days
73 days
67 days