

# Unit 614 - Seaview Place at Gulf Landings

614 - 4516 Seagull Dr, New Port Richey, FL, Pasco 34652

## Unit Information

MLS Number: T3488095  
 Status: ACTIVE  
 Size: 1,287 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces:  
 View: Water  
 List Price: \$330,000  
 List PPSF: \$256  
 Valuated Price: \$314,000  
 Valuated PPSF: \$244

*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: 151  
 Number of active listings for rent: 0  
 Number of active listings for sale: 13  
 Building inventory for sale: 8%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

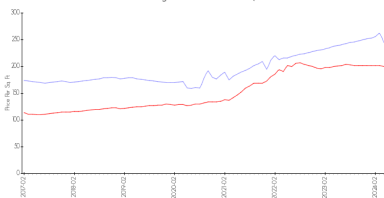
Seaview Place at Gulf Landings  
 Address: 4516 Seagull Dr,  
 New Port Richey, FL 34652  
 Phone: +1 727-847-9500

## Recent Sales

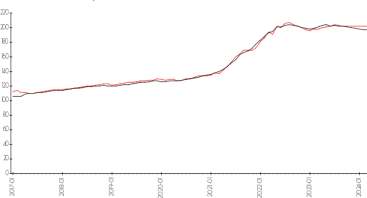
Unit #	Size	Closing Date	Sale Price	PPSF
518	1,500 sq ft	Mar 2024	\$387,000	\$258
713	1,287 sq ft	Nov 2023	\$299,000	\$232

## Market Information

Seaview Place at Gulf Landings vs New Port Richey



New Port Richey vs Pasco



Seaview Place at Gulf Landings:	\$245/sq. ft.	New Port Richey:	\$200/sq. ft.
New Port Richey:	\$200/sq. ft.	Pasco:	\$192/sq. ft.

## Inventory for Sale

Seaview Place at Gulf Landings: 9%  
 New Port Richey: 1%  
 Pasco: 1%

## Avg. Time to Close Over Last 12 Months



Seaview Place at Gulf Landings  
New Port Richey  
Pasco

145 days  
62 days  
45 days