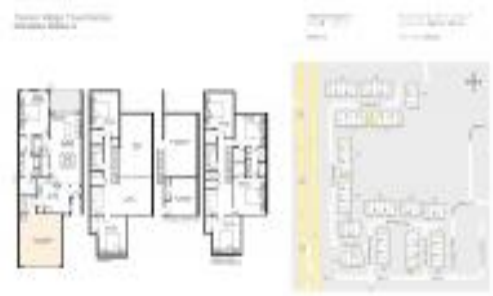


# Unit 2546 Silverback Ct - Tarpon Ridge Townhomes

2546 Silverback Ct - 2509-4899 Silverback Ct, Palm Harbor, FL, Pinellas 34684

## Unit Information

MLS Number: T3498598  
 Status: ACTIVE  
 Size: 2,600 Sq ft.  
 Bedrooms: 4  
 Full Bathrooms: 3  
 Half Bathrooms: 1  
 Parking Spaces: Assigned, Driveway, Guest, Oversized, Parking Pad  
 View: Water  
 List Price: \$510,990  
 List PPSF: \$197



## Building Information

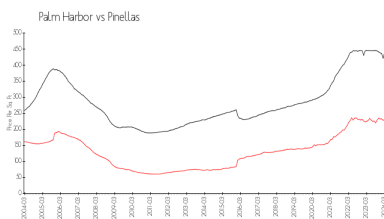
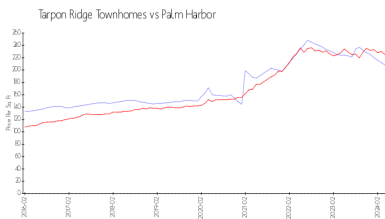
Number of units: 80  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 5  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1



## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	2,250 sq ft	Mar 2024	\$485,000	\$216
	2,215 sq ft	Dec 2023	\$485,000	\$219
	2,600 sq ft	Aug 2023	\$575,000	\$221
	2,250 sq ft	Aug 2023	\$480,000	\$213
	2,215 sq ft	May 2023	\$483,500	\$218

## Market Information



Tarpon Ridge Townhomes:	\$208/sq. ft.	Palm Harbor:	\$225/sq. ft.
Palm Harbor:	\$225/sq. ft.	Pinellas:	\$419/sq. ft.

## Inventory for Sale

Tarpon Ridge Townhomes: 4%  
 Palm Harbor: 2%  
 Pinellas: 3%

## Avg. Time to Close Over Last 12 Months

Tarpon Ridge Townhomes: 28 days  
 Palm Harbor: 32 days  
 Pinellas: 62 days