

Unit 120 - Ocean Park

120 - 403 Tarpon Ave, Fernandina Beach, FL, Nassau 32034

Unit Information

MLS Number: 2022604
 Status: Active
 Size: 1,422 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Garage Door Opener, Guest, Parking Lot
 View: Ocean
 List Price: \$639,000
 List PPSF: \$449
 Valuated Price: \$639,000
 Valuated PPSF: \$395

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: 95
 Number of active listings for rent: 0
 Number of active listings for sale: 0
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

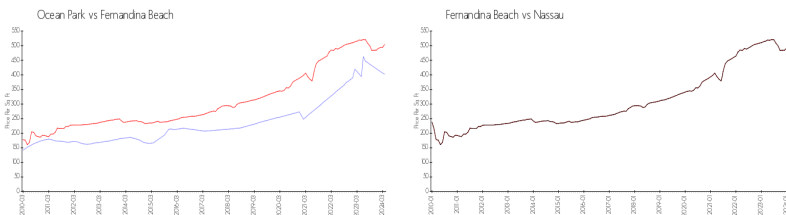
Building Association Information

OCEAN PARK
 CONDOMINIUM OWNERS' ASSOCIATION, INC.
 MAY MANAGEMENT SERVICES INC
 1637 RACE TRACK RD # 206
 ST JOHNS FL 32259
 PHONE 904-561-9708
 FAX 904-461-0335

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 323 | 1,422 sq ft | Apr 2024 | \$715,000 | \$503 |
| 111 | 1,620 sq ft | Oct 2023 | \$699,000 | \$431 |
| 308 | 1,422 sq ft | Jul 2023 | \$725,000 | \$510 |
| 322 | 1,422 sq ft | Jun 2023 | \$770,000 | \$541 |

Market Information



Ocean Park: \$402/sq. ft.
 Fernandina Beach: \$505/sq. ft.
 Fernandina Beach: \$505/sq. ft.
 Nassau: \$561/sq. ft.

Inventory for Sale

Ocean Park: 0%
 Fernandina Beach: 1%
 Nassau: 1%



Avg. Time to Close Over Last 12 Months

| | |
|------------------|-----|
| Ocean Park | n/a |
| Fernandina Beach | n/a |
| Nassau | n/a |