

# Unit 1030 Luminary Cir # 101 - Sonesta Walk

1030 Luminary Cir # 101 - 4530 Radiant Wy, Melbourne, FL, Brevard 32901

## Unit Information

MLS Number: 1011615  
 Status: Active  
 Size: 1,277 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: Garage  
 View:  
 List Price: \$319,900  
 List PPSF: \$251  
 Valuated Price: \$78,000  
 Valuated PPSF: \$61

*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: 306  
 Number of active listings for rent: 0  
 Number of active listings for sale: 1  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 6

## Building Association Information

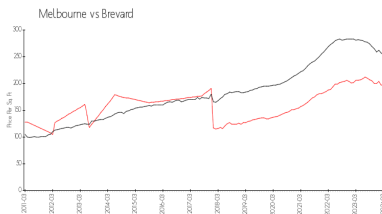
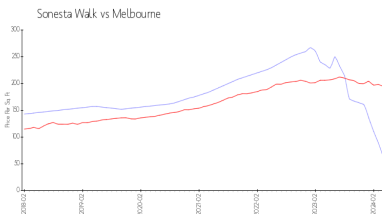
Sonesta Walk HOA  
 Address: 515 Radiant Way,  
 Melbourne, FL 32901

<http://www.sonestawalkhoa.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,020 sq ft	Apr 2024	\$297,000	\$291
,102	1,008 sq ft	Apr 2024	\$245,000	\$243
106	1,277 sq ft	Mar 2024	\$295,000	\$231
106	1,008 sq ft	Mar 2024	\$275,000	\$273

## Market Information

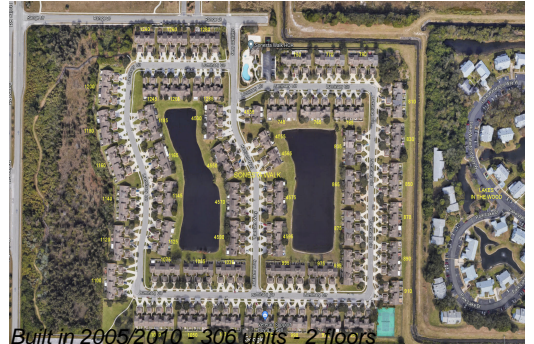


Sonesta Walk: \$62/sq. ft.  
 Melbourne: \$195/sq. ft.

Melbourne: \$195/sq. ft.  
 Brevard: \$226/sq. ft.

## Inventory for Sale

Sonesta Walk 0%  
 Melbourne 0%  
 Brevard 1%



## Avg. Time to Close Over Last 12 Months

Sonesta Walk	n/a
Melbourne	33 days
Brevard	41 days