

# Unit 1235 - Villas at Hammock Beach

1235 - 5 Ocean Crest Wy, Palm Coast, FL, Flagler 32137

## Unit Information

MLS Number: FC289733  
 Status: ACTIVE  
 Size: 1,696 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Under Building  
 View: Golf Course, Water  
 List Price: \$595,000  
 List PPSF: \$351  
 Valuated Price: \$610,000  
 Valuated PPSF: \$360

*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: 116  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 2

## Building Association Information

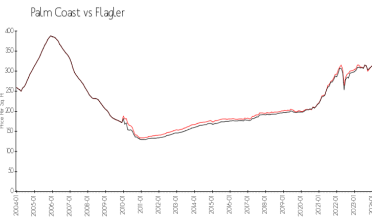
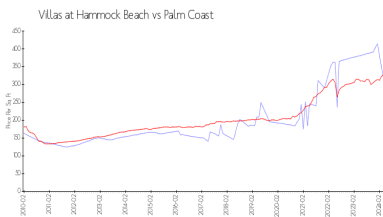
200 OCEAN CREST DRIVE  
 PALM COAST, FL 32137  
 PHONE: 1-866-841-0287

<http://www.hammockbeach.com/accommodations/luxury-resort-accommodations/the-vill>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1022	1,859 sq ft	May 2024	\$765,000	\$412
1125	1,696 sq ft	Apr 2024	\$550,000	\$324
1344	1,264 sq ft	Jan 2024	\$550,000	\$435
1314	1,264 sq ft	Nov 2023	\$505,000	\$400
1311	1,696 sq ft	Sep 2023	\$554,150	\$327
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## Market Information



Villas at Hammock Beach:	\$346/sq. ft.	Palm Coast:	\$323/sq. ft.
Palm Coast:	\$323/sq. ft.	Flagler:	\$342/sq. ft.

## Inventory for Sale



Villas at Hammock Beach	3%
Palm Coast	4%
Flagler	4%

**Avg. Time to Close Over Last 12 Months**

Villas at Hammock Beach	69 days
Palm Coast	75 days
Flagler	74 days