

Unit 2755 Via Capri # 1226 - Grand Venezia at Baywatch

2755 Via Capri # 1226 - 2705 Via Murano, Clearwater, FL, Pinellas 33764

Unit Information

| | |
|-----------------|-------------|
| MLS Number: | T3456335 |
| Status: | ACTIVE |
| Size: | 980 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | 0 |
| Parking Spaces: | Guest, None |
| View: | Water |
| Rental Price: | \$2,998 |
| List PPSF: | \$3 |
| Valuated Price: | \$215,000 |
| Valuated PPSF: | \$219 |

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

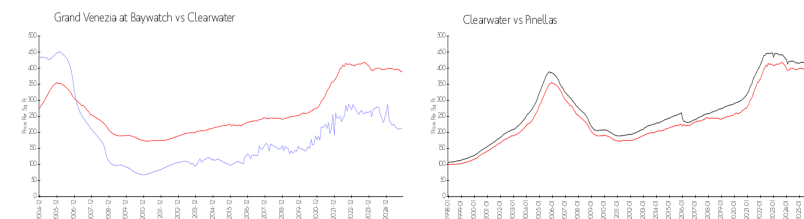
| | |
|--|-----|
| Number of units: | 336 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 32 |
| Building inventory for sale: | 9% |
| Number of sales over the last 12 months: | 13 |
| Number of sales over the last 6 months: | 2 |
| Number of sales over the last 3 months: | 1 |

Building Association Information

Grand Venezia at Baywatch
2704 Via Murano
Clearwater, Florida 33764
(727) 216-6123

<https://www.grand-venezia.com/Important-contacts.html>

Market Information



| | | | |
|----------------------------|---------------|-------------|---------------|
| Grand Venezia at Baywatch: | \$212/sq. ft. | Clearwater: | \$388/sq. ft. |
| Clearwater: | \$388/sq. ft. | Pinellas: | \$387/sq. ft. |

Inventory for Sale

| | |
|---------------------------|-----|
| Grand Venezia at Baywatch | 10% |
| Clearwater | 8% |
| Pinellas | 8% |

Avg. Time to Close Over Last 12 Months

| | |
|---------------------------|----------|
| Grand Venezia at Baywatch | 102 days |
| Clearwater | 107 days |
| Pinellas | 100 days |

