

Unit 531 - Old Port Cove Tower 3

531 - 120-126 Lakeshore Dr, North Palm Beach, FL, Palm Beach 33408

Unit Information

MLS Number: RX-10939395
 Status: Active
 Size: 1,598 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned,Covered,Guest,Vehicle Restrictions
 View: Intracoastal,Lake,Marina
 List Price: \$499,999
 List PPSF: \$313
 Valuated Price: \$492,000
 Valuated PPSF: \$346

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: 165
 Number of active listings for rent: 0
 Number of active listings for sale: 6
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 3

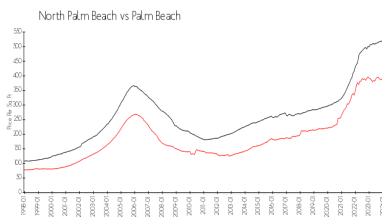
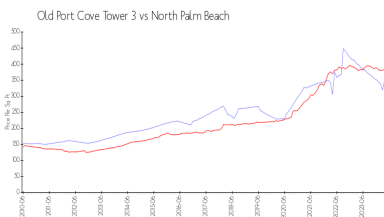
Building Association Information

Old Port Cove
 Condominium Association Three Inc
 124 Lakeshore Drive Apartment 1129
 North Palm Beach, FL 33408
 Phone: (561) 626-3982

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
337	2,120 sq ft	May 2024	\$812,500	\$383
G-39	2,164 sq ft	Apr 2024	\$990,000	\$457
3340	1,968 sq ft	Mar 2024	\$500,000	\$254
3270	1,424 sq ft	Dec 2023	\$410,000	\$288
630	1,424 sq ft	Dec 2023	\$463,125	\$325
6280	2,800 sq ft	Dec 2023	\$975,000	\$348

Market Information

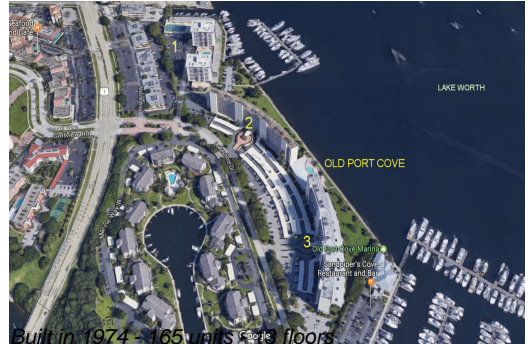


Old Port Cove Tower 3: \$355/sq. ft.

North Palm Beach: \$385/sq. ft.
 Palm Beach: \$475/sq. ft.

Inventory for Sale

Old Port Cove Tower 3: 4%



North Palm Beach	5%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Old Port Cove Tower 3	70 days
North Palm Beach	67 days
Palm Beach	56 days