

# Unit 431 Brackenwood Ln N - Golf Villas

431 Brackenwood Ln N - 100-170 Brackenwood Rd, Palm Beach Gardens, FL, Palm Beach 33418

## Unit Information

MLS Number: RX-10968949  
 Status: Active  
 Size: 1,366 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Open  
 View: Garden  
 Rental Price: \$3,250  
 List PPSF: \$2  
 Valuated Price: \$445,000  
 Valuated PPSF: \$326

*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

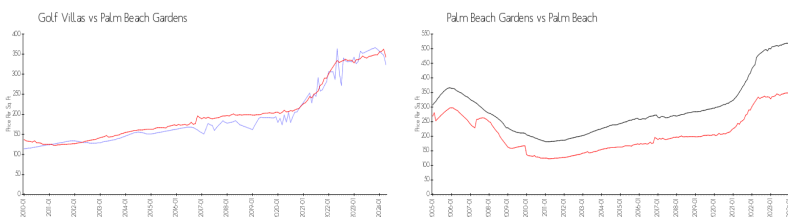
Number of units: 340  
 Number of active listings for rent: 0  
 Number of active listings for sale: 6  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 4

## Building Association Information

Golf Villas community management  
 SEACREST SERVICES, INC.  
 2400 Centrepark W. Drive, Ste. 175  
 West Palm Beach, FL 33409  
 561-697-4990  
 lbrennan@seacrestservices.com

<http://golfvillasatpganational.com/>

## Market Information



Golf Villas:	\$324/sq. ft.	Palm Beach	\$342/sq. ft.
Palm Beach	\$342/sq. ft.	Gardens:	
Gardens:		Palm Beach:	\$475/sq. ft.

## Inventory for Sale

Golf Villas 2%  
 Palm Beach Gardens 2%  
 Palm Beach 3%

## Avg. Time to Close Over Last 12 Months



Golf Villas  
Palm Beach Gardens  
Palm Beach

64 days  
47 days  
56 days