

# Unit 1109 Myrtlewood Cir E - Fiore at the Gardens

1109 Myrtlewood Cir E - 6101-10308 MyrtlewoodCir W, Palm Beach Gardens, FL, Palm Beach 33418

## Unit Information

|                 |                          |
|-----------------|--------------------------|
| MLS Number:     | A11535514                |
| Status:         | Active                   |
| Size:           | 714 Sq ft.               |
| Bedrooms:       | 1                        |
| Full Bathrooms: | 1                        |
| Half Bathrooms: |                          |
| Parking Spaces: | 1 Space,Assigned Parking |
| View:           |                          |
| List Price:     | \$267,500                |
| List PPSF:      | \$375                    |
| Valuated Price: | \$231,000                |
| Valuated PPSF:  | \$328                    |

*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:                         | 264 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 5   |
| Building inventory for sale:             | 1%  |
| Number of sales over the last 12 months: | 11  |
| Number of sales over the last 6 months:  | 7   |
| Number of sales over the last 3 months:  | 5   |

## Building Association Information

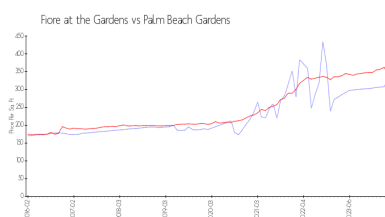
Fiore at the Gardens  
Address: 100 Myrtlewood Dr,  
Palm Beach Gardens, FL 33418  
Phone: +1 561-776-6262

<https://www.fioreatthegardens.com/>

## Recent Sales

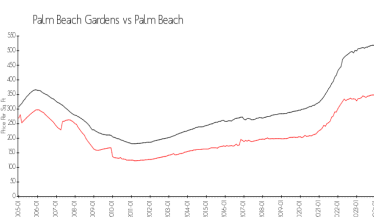
| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
|        | 893 sq ft   | May 2024     | \$275,000  | \$308 |
|        | 636 sq ft   | Apr 2024     | \$275,000  | \$432 |
|        | 1,210 sq ft | Apr 2024     | \$365,000  | \$302 |
|        | 1,087 sq ft | Apr 2024     | \$322,500  | \$297 |
|        | 1,210 sq ft | Apr 2024     | \$350,000  | \$289 |

## Market Information



Fiore at the Gardens: \$331/sq. ft.

Palm Beach Gardens: \$342/sq. ft.



Palm Beach Gardens: \$342/sq. ft.

Palm Beach: \$475/sq. ft.



**Inventory for Sale**

|                      |    |
|----------------------|----|
| Fiore at the Gardens | 2% |
| Palm Beach Gardens   | 2% |
| Palm Beach           | 3% |

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

|                      |         |
|----------------------|---------|
| Fiore at the Gardens | 37 days |
| Palm Beach Gardens   | 47 days |
| Palm Beach           | 56 days |