

# Unit 8 Royal Palm Way # 106 - Boca Bayou 1 to 22

8 Royal Palm Way # 106 - 1 Royal Palm Wy, Boca Raton, FL, Palm Beach 33432

## Unit Information

MLS Number:	A11553169
Status:	Active
Size:	1,095 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking, Guest Parking
View:	
List Price:	\$498,000
List PPSF:	\$455
Valuated Price:	\$402,000
Valuated PPSF:	\$367

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:	643
Number of active listings for rent:	0
Number of active listings for sale:	16
Building inventory for sale:	2%
Number of sales over the last 12 months:	44
Number of sales over the last 6 months:	14
Number of sales over the last 3 months:	7

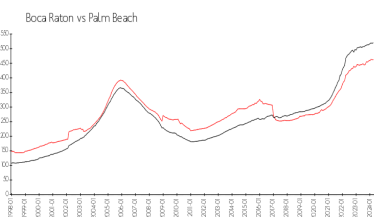
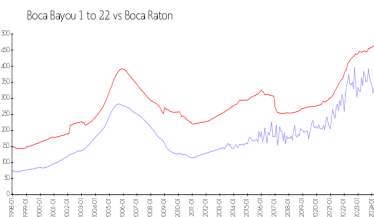
## Building Association Information

Boca Bayou Condominium Association, Inc.  
 Address: 30 Royal Palm Way,  
 Boca Raton, FL 33432  
 Phone: (561) 392-5540  
 Fax: (561) 750-3707

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2020	1,130 sq ft	Apr 2024	\$345,000	\$305
307	1,150 sq ft	Apr 2024	\$360,000	\$313
208	1,130 sq ft	Apr 2024	\$349,000	\$309
405	1,095 sq ft	Mar 2024	\$325,000	\$297
605	1,150 sq ft	Mar 2024	\$345,000	\$300
104	1,190 sq ft	Mar 2024	\$365,000	\$307
2050	1,095 sq ft	Mar 2024	\$450,000	\$411

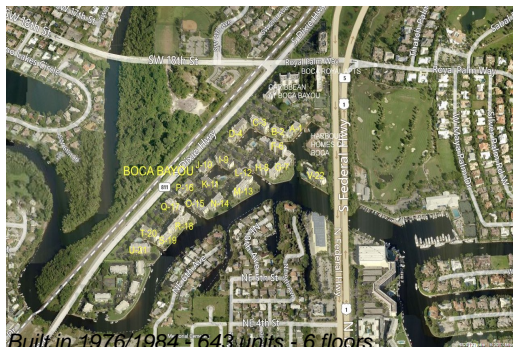
## Market Information



Boca Bayou 1 to 22: \$333/sq. ft.  
 Boca Raton: \$462/sq. ft.

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 Palm Beach: \$468/sq. ft.

## Inventory for Sale



Boca Bayou 1 to 22	2%
Boca Raton	3%
Palm Beach	3%

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

Boca Bayou 1 to 22	61 days
Boca Raton	57 days
Palm Beach	56 days