

# Unit 402 - Toscana North

402 - 3700 S Ocean Blvd, Highland Beach, FL, Palm Beach 33487

## Unit Information

MLS Number: A11555876  
 Status: Active  
 Size: 2,231 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Deeded Parking, Parking-Under Building, Valet Parking

View:  
 List Price: \$1,795,000  
 List PPSF: \$805  
 Valuated Price: \$1,377,000  
 Valuated PPSF: \$617

*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: 143  
 Number of active listings for rent: 0  
 Number of active listings for sale: 2  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 3  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

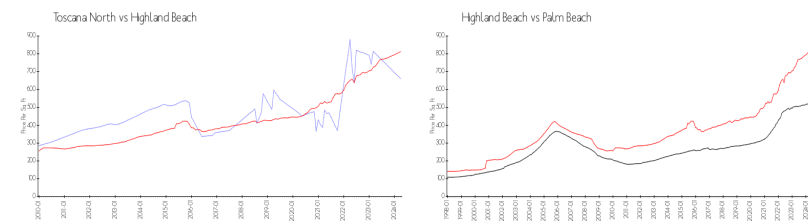
## Building Association Information

Toscana Condo North  
 Address: 3700 S Ocean Blvd,  
 Boca Raton, FL 33487  
 Phone: +1 561-279-9376

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1409	2,231 sq ft	Mar 2024	\$1,650,000	\$740
406	3,110 sq ft	Dec 2023	\$1,900,000	\$611
610	3,110 sq ft	Jun 2023	\$1,760,000	\$566

## Market Information



Toscana North: \$660/sq. ft.  
 Highland Beach: \$814/sq. ft.

Highland Beach: \$814/sq. ft.  
 Palm Beach: \$467/sq. ft.

## Inventory for Sale

Toscana North: 1%  
 Highland Beach: 3%  
 Palm Beach: 3%

## Avg. Time to Close Over Last 12 Months



Toscana North  
Highland Beach  
Palm Beach

82 days  
68 days  
56 days