

# Unit 111 - Le Chateau Royal

111 - 3540 S Ocean Blvd, South Palm Beach, FL, Palm Beach 33480

## Unit Information

MLS Number:	A11564784
Status:	Pending
Size:	983 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$299,999
List PPSF:	\$305
Valuated Price:	\$303,000
Valuated PPSF:	\$292

*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:	136
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	7%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

## Building Association Information

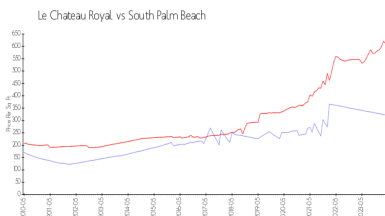
Le Chateau Royal Condo Association  
Address: 3540 S Ocean Blvd,  
Palm Beach, FL 33480  
Phone: +1 561-585-3940

<http://www.lechateauroyal.net/>

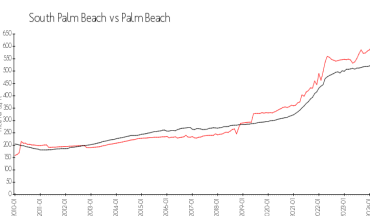
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
212	983 sq ft	Mar 2024	\$295,000	\$300
110	802 sq ft	Oct 2023	\$315,000	\$393
505	802 sq ft	Aug 2023	\$342,000	\$426
507	1,036 sq ft	Jul 2023	\$465,000	\$449

## Market Information



Le Chateau Royal: \$322/sq. ft.  
South Palm Beach: \$611/sq. ft.



South Palm Beach: \$611/sq. ft.  
Palm Beach: \$475/sq. ft.

## Inventory for Sale

Le Chateau Royal	7%
South Palm Beach	6%
Palm Beach	3%



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

Le Chateau Royal	82 days
South Palm Beach	75 days
Palm Beach	56 days