

# Unit 2508 NW 6th Ct - Canterbury at Quantum Village

2508 NW 6th Ct - 392-619 NW 25th Ave, Boynton Beach, FL, Palm Beach 33426

## Unit Information

MLS Number: A11584007  
 Status: Active  
 Size: 1,870 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms: 3  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Guest Parking  
 View:  
 List Price: \$465,000  
 List PPSF: \$249  
 Valuated Price: \$473,000  
 Valuated PPSF: \$254

*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: 153  
 Number of active listings for rent: 5  
 Number of active listings for sale: 4  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 1

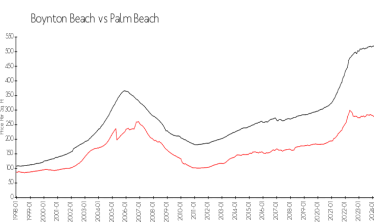
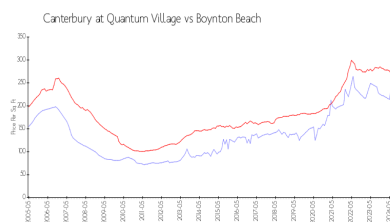
## Building Association Information

Canterbury At Quantum Village Property Owners Association Of Palm Beach, Inc  
 Banyan Property Management Service  
 Banyan Property Management  
 2328 S Congress Ave Suite 1c  
 West Palm Beach, FL 33406-7671  
 (561) 721-3549

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	2,650 sq ft	Jun 2024	\$433,000	\$163
	1,560 sq ft	Apr 2024	\$340,000	\$218
	2,650 sq ft	Mar 2024	\$436,000	\$165
	2,856 sq ft	Feb 2024	\$465,000	\$163
	1,560 sq ft	Feb 2024	\$374,000	\$240

## Market Information



Canterbury at Quantum Village:	\$245/sq. ft.	Boynton Beach:	\$270/sq. ft.
Boynton Beach:	\$270/sq. ft.	Palm Beach:	\$474/sq. ft.

## Inventory for Sale



Canterbury at Quantum Village	3%
Boynton Beach	2%
Palm Beach	3%

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

Canterbury at Quantum Village	80 days
Boynton Beach	49 days
Palm Beach	58 days