

Unit 507 - Boca Teeca 9

507 - 6400 NW 2 Av, Boca Raton, FL, Palm Beach 33487

Unit Information

| | |
|-----------------|---------------------------------|
| MLS Number: | A11598703 |
| Status: | Active |
| Size: | 1,316 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | Assigned Parking, Guest Parking |
| View: | |
| List Price: | \$259,800 |
| List PPSF: | \$197 |
| Valuated Price: | \$258,000 |
| Valuated PPSF: | \$196 |

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

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|--|-----|
| Number of units: | 117 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 7 |
| Building inventory for sale: | 5% |
| Number of sales over the last 12 months: | 7 |
| Number of sales over the last 6 months: | 4 |
| Number of sales over the last 3 months: | 2 |

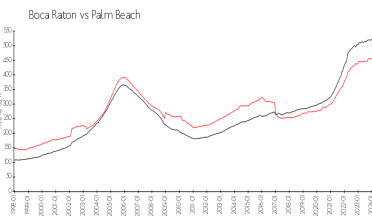
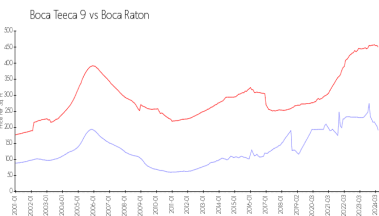
Building Association Information

Boca Teeca Condominium No 9
 198 NW 67th St
 Boca Raton, FL 33487-8309
 Tel: (561) 241-7654

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 213 | 1,316 sq ft | Jun 2024 | \$225,000 | \$171 |
| 315 | 1,316 sq ft | Apr 2024 | \$270,000 | \$205 |
| 210 | 1,316 sq ft | Feb 2024 | \$358,000 | \$272 |
| 217 | 1,414 sq ft | Jan 2024 | \$305,000 | \$216 |
| 108 | 1,414 sq ft | Nov 2023 | \$325,000 | \$230 |

Market Information



| | | | |
|---------------|---------------|-------------|---------------|
| Boca Teeca 9: | \$191/sq. ft. | Boca Raton: | \$450/sq. ft. |
| Boca Raton: | \$450/sq. ft. | Palm Beach: | \$474/sq. ft. |

Inventory for Sale

| | |
|--------------|----|
| Boca Teeca 9 | 6% |
| Boca Raton | 3% |
| Palm Beach | 3% |



Avg. Time to Close Over Last 12 Months

| | |
|--------------|---------|
| Boca Teeca 9 | 54 days |
| Boca Raton | 58 days |
| Palm Beach | 57 days |