

# 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

Number of units:	117
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	6%
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

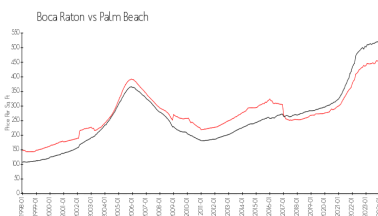
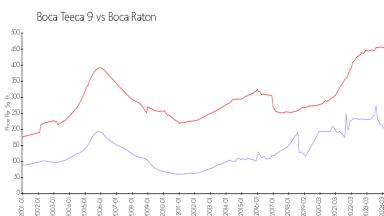
## Building Association Information

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.

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Palm Beach: \$474/sq. ft.

## Inventory for Sale

Boca Teeca 9	7%
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