

# Unit 205 - City Place Tower Residences

205 - 651 Okeechobee Blvd, West Palm Beach, FL, Palm Beach 33401

## Unit Information

MLS Number: A11599860  
 Status: Active  
 Size: 705 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking  
 View:  
 List Price: \$365,000  
 List PPSF: \$518  
 Valuated Price: \$365,000  
 Valuated PPSF: \$489

*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: 127  
 Number of active listings for rent: 8  
 Number of active listings for sale: 2  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 5

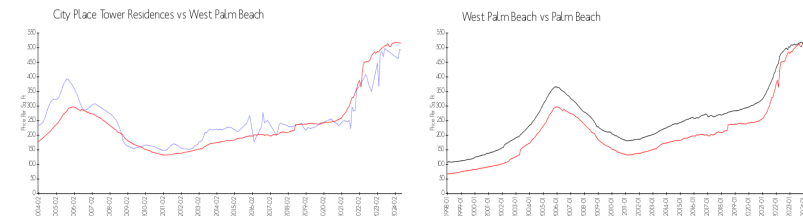
## Building Association Information

Courtyards In City Place Condominium Assoc 720 Sapodilla Avenue  
 West Palm Beach, FL33401  
 (561) 655-3512

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
908	705 sq ft	Jun 2024	\$342,500	\$486
609	1,132 sq ft	Jun 2024	\$420,000	\$371
211	1,075 sq ft	Jun 2024	\$460,000	\$428
502	990 sq ft	May 2024	\$545,000	\$551
1210	1,188 sq ft	May 2024	\$485,000	\$408

## Market Information



City Place Tower Residences: \$492/sq. ft.  
 West Palm Beach: \$516/sq. ft.  
 West Palm Beach: \$516/sq. ft.  
 Palm Beach: \$474/sq. ft.

## Inventory for Sale

City Place Tower Residences: 2%  
 West Palm Beach: 3%  
 Palm Beach: 3%



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

City Place Tower Residences	72 days
West Palm Beach	54 days
Palm Beach	58 days