

# Unit 705 - Edge

705 - 300 S Australian Av, West Palm Beach, FL, Palm Beach 33401

## Unit Information

MLS Number:	A11622117
Status:	Active
Size:	1,302 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Parking Garage
View:	Lake
Rental Price:	\$3,350
List PPSF:	\$3
Valuated Price:	\$414,000
Valuated PPSF:	\$318

*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.*

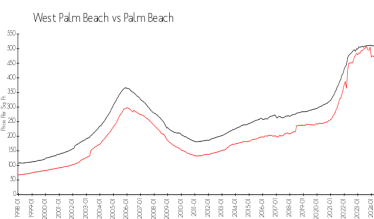
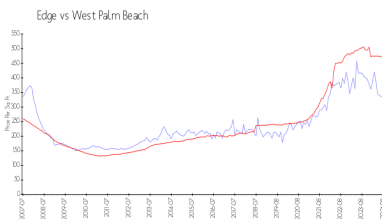
## Building Information

Number of units:	307
Number of active listings for rent:	13
Number of active listings for sale:	12
Building inventory for sale:	3%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

## Building Association Information

The Edge Condominium No One  
Association Inc  
(561) 655-1441

## Market Information



Edge:	\$326/sq. ft.	West Palm Beach:	\$470/sq. ft.
West Palm Beach:	\$470/sq. ft.	Palm Beach:	\$466/sq. ft.

## Inventory for Sale

Edge	4%
West Palm Beach	4%
Palm Beach	4%

## Avg. Time to Close Over Last 12 Months

Edge	66 days
West Palm Beach	55 days
Palm Beach	61 days



Built in 2007 - 307 units - 15 floors