

Unit 9206 Passiflora Way # 101 - Boca Flores

9206 Passiflora Way # 101 - 21812-21998 Canadensis Cir, Boca Raton, FL, Palm Beach 33428

Unit Information

MLS Number: A11655123
 Status: Active
 Size: 1,916 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces, Guest Parking
 View:
 List Price: \$739,000
 List PPSF: \$386
 Valuated Price: \$681,000
 Valuated PPSF: \$355

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: 120
 Number of active listings for rent: 0
 Number of active listings for sale: 3
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 1
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

Building Association Information

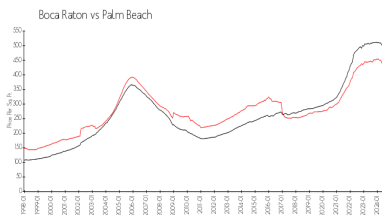
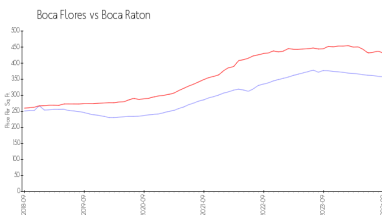
Boca Flores
 Condominium Association, Inc.
 9167 Passiflora Way
 Boca Raton, FL 33428
 c/o Castle Management, LLC
 12270 SW 3rd St Suite #200
 Plantation, FL 33325
 Phone: 1-800-337-5850
 Fax: (954) 792-6928

<https://www.bocaflorescondo.com/Page/28>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
102	2,534 sq ft	Nov 2024	\$745,000	\$294

Market Information



Boca Flores: \$357/sq. ft.
 Boca Raton: \$431/sq. ft.

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 Palm Beach: \$466/sq. ft.

Inventory for Sale

Boca Flores: 3%
 Boca Raton: 4%
 Palm Beach: 4%



Avg. Time to Close Over Last 12 Months

Boca Flores	n/a
Boca Raton	61 days
Palm Beach	60 days