

Unit 118 - Boca Teeca 8

118 - 6000 NW 2 Av, Boca Raton, FL, Palm Beach 33431

Unit Information

| | |
|-----------------|--------------------------|
| MLS Number: | F10416793 |
| Status: | Active |
| Size: | 1,300 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 0 |
| Parking Spaces: | 1 Space,Guest Parking |
| View: | Golf View,Pool Area View |
| List Price: | \$399,000 |
| List PPSF: | \$307 |
| Valuated Price: | \$261,000 |
| Valuated PPSF: | \$201 |

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: | 155 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 7 |
| Building inventory for sale: | 4% |
| Number of sales over the last 12 months: | 7 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 2 |

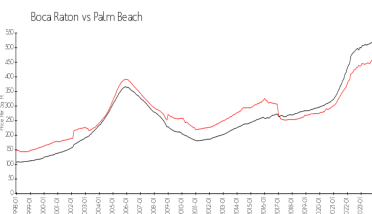
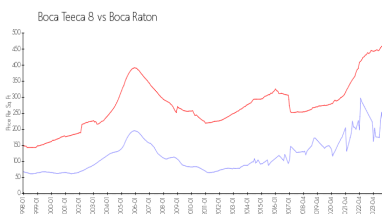
Building Association Information

Boca Teeca Condominium Association #8
6000 NW 2 Ave Boca Raton Blvd Bocaraton,
Boca Raton, FL 33431
(561) 989-0918

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 339 | 1,300 sq ft | Apr 2024 | \$240,000 | \$185 |
| 410 | 1,750 sq ft | Mar 2024 | \$400,000 | \$229 |
| 215 | 1,300 sq ft | Jan 2024 | \$285,000 | \$219 |
| 101 | 1,750 sq ft | Nov 2023 | \$402,000 | \$230 |
| 110 | 1,750 sq ft | Sep 2023 | \$345,000 | \$197 |
| 310 | 1,750 sq ft | Sep 2023 | \$275,000 | \$157 |

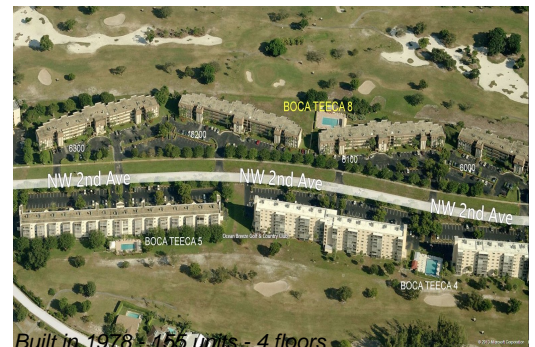
Market Information



| | | | |
|---------------|---------------|-------------|---------------|
| Boca Teeca 8: | \$199/sq. ft. | Boca Raton: | \$463/sq. ft. |
| Boca Raton: | \$463/sq. ft. | Palm Beach: | \$475/sq. ft. |

Inventory for Sale

| | |
|--------------|----|
| Boca Teeca 8 | 5% |
| Boca Raton | 3% |
| Palm Beach | 3% |



Avg. Time to Close Over Last 12 Months

| | |
|--------------|---------|
| Boca Teeca 8 | 68 days |
| Boca Raton | 57 days |
| Palm Beach | 56 days |