

Unit 4876 NW 16th Ter - Blue Lake Townhomes

4876 NW 16th Ter - 5005-5052 NW 16 Wy, Boca Raton, FL, Palm Beach 33431

Unit Information

MLS Number:	F10434506
Status:	Active
Size:	2,161 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces, Fee Simple Garage
View:	Other View
List Price:	\$750,000
List PPSF:	\$347
Valuated Price:	\$712,000
Valuated PPSF:	\$329

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

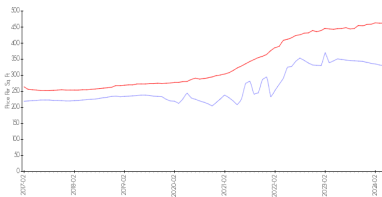
Number of units:	198
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	1%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

Recent Sales

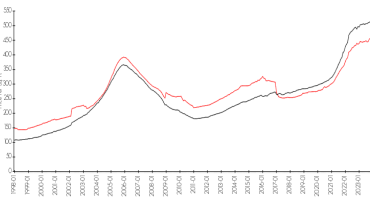
Unit #	Size	Closing Date	Sale Price	PPSF
	2,450 sq ft	Jan 2024	\$629,000	\$257
	2,450 sq ft	Nov 2023	\$630,000	\$257
	2,853 sq ft	Jul 2023	\$750,000	\$263
	2,679 sq ft	May 2023	\$705,000	\$263

Market Information

Blue Lake Townhomes vs Boca Raton



Boca Raton vs Palm Beach



Blue Lake Townhomes:	\$330/sq. ft.	Boca Raton:	\$462/sq. ft.
Boca Raton:	\$462/sq. ft.	Palm Beach:	\$468/sq. ft.

Inventory for Sale

Blue Lake Townhomes	1%
Boca Raton	3%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Blue Lake Townhomes	69 days
Boca Raton	57 days
Palm Beach	56 days



Built in 2008/2012 - 198 units - 2 floors