

Unit 265 Lake Monterey Cir - Monterey

265 Lake Monterey Cir - 101-418 Lake Monterey Cir, Boynton Beach, FL, Palm Beach 33426

Unit Information

MLS Number: F10448153
 Status: Active
 Size: 1,548 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces, Guest Parking
 View: Lake
 List Price: \$400,000
 List PPSF: \$258
 Valuated Price: \$375,000
 Valuated PPSF: \$246

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: 299
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 3

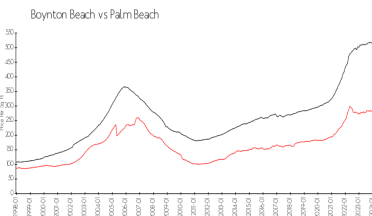
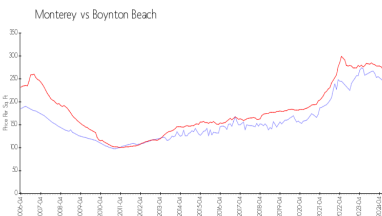
Building Association Information

Monterey Community Association
 4000 S Congress Ave,
 Boynton Beach, FL 33426
 (561) 735-9553

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,559 sq ft	Jul 2024	\$394,000	\$253
408	1,574 sq ft	Jul 2024	\$389,999	\$248
	1,559 sq ft	May 2024	\$380,000	\$244
	1,253 sq ft	Apr 2024	\$350,000	\$279
	1,559 sq ft	Apr 2024	\$399,000	\$256

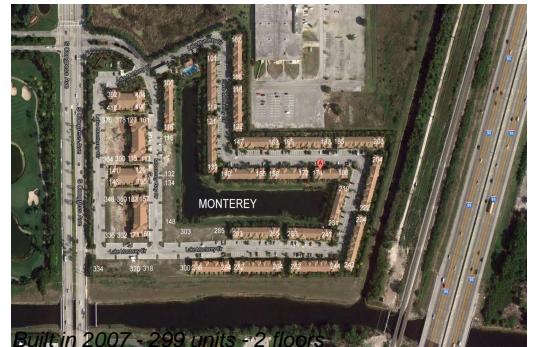
Market Information



Monterey: \$245/sq. ft. Boynton Beach: \$270/sq. ft.
 Boynton Beach: \$270/sq. ft. Palm Beach: \$474/sq. ft.

Inventory for Sale

Monterey 1%
 Boynton Beach 2%
 Palm Beach 3%



Avg. Time to Close Over Last 12 Months

Monterey	54 days
Boynton Beach	49 days
Palm Beach	58 days