

# Unit 300 Scotia Dr # 304 - Mariner's Cay (100-1200)

300 Scotia Dr # 304 - 100 Scotia Dr, Hypoluxo, FL, Palm Beach 33462

## Unit Information

MLS Number: F10454417  
 Status: Active  
 Size: 1,144 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 2 Or More Spaces  
 View: Garden View, Preserve  
 List Price: \$365,000  
 List PPSF: \$319  
 Valuated Price: \$328,000  
 Valuated PPSF: \$253

*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: 240  
 Number of active listings for rent: 0  
 Number of active listings for sale: 14  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

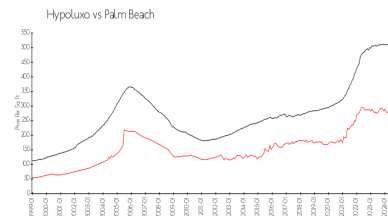
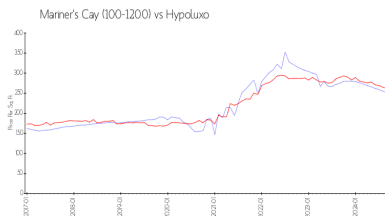
## Building Association Information

Mariner's cay condos and townhomes  
 Address: 1200 Scotia Dr #206,  
 Hypoluxo, FL 33462  
 Phone: +1 561-588-1117

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
302	1,070 sq ft	Nov 2024	\$365,000	\$341
602	1,001 sq ft	Aug 2024	\$400,000	\$400
502	1,001 sq ft	May 2024	\$348,000	\$348
105	927 sq ft	Mar 2024	\$180,000	\$194
303	1,580 sq ft	Jan 2024	\$365,000	\$231
106	901 sq ft	Jan 2024	\$250,000	\$277

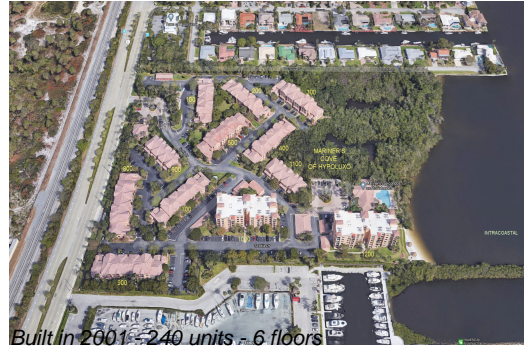
## Market Information



Mariner's Cay (100-1200):	\$251/sq. ft.	Hypoluxo:	\$261/sq. ft.
Hypoluxo:	\$261/sq. ft.	Palm Beach:	\$466/sq. ft.

## Inventory for Sale

Mariner's Cay (100-1200) 6%  
 Hypoluxo 3%  
 Palm Beach 4%



## Avg. Time to Close Over Last 12 Months

Mariner's Cay (100-1200)	71 days
Hypoluxo	66 days
Palm Beach	60 days