

Unit F-6 - Patrician Boca Raton

F-6 - 2851 S Ocean Blvd, Boca Raton, FL, Palm Beach 33432

Unit Information

MLS Number:	F10464398
Status:	Active
Size:	1,230 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned Parking,Covered Parking
View:	Garden View,Pool Area View
List Price:	\$545,000
List PPSF:	\$443
Valuated Price:	\$412,000
Valuated PPSF:	\$335

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:	127
Number of active listings for rent:	0
Number of active listings for sale:	14
Building inventory for sale:	11%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

Building Association Information

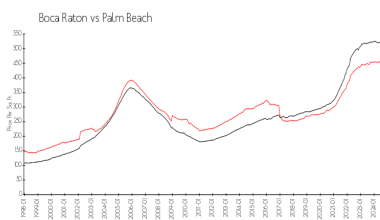
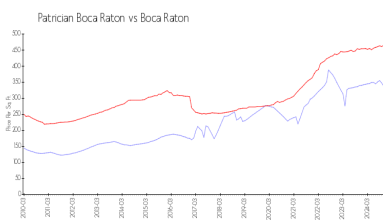
The Patrician Condominium Association Inc
 2851 South Ocean Blvd Apartment 4K
 Boca Raton, FL 33432
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 email: thepatriciancondo@gmail.com

<http://www.patriciancondo.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4m	1,086 sq ft	Sep 2024	\$385,000	\$355
6V	1,535 sq ft	Jul 2024	\$460,000	\$300
6h	985 sq ft	Jun 2024	\$350,000	\$355
4m	1,086 sq ft	May 2024	\$424,900	\$391
5I	1,356 sq ft	May 2024	\$650,000	\$479

Market Information



Patrician Boca Raton:	\$329/sq. ft.	Boca Raton:	\$465/sq. ft.
Boca Raton:	\$465/sq. ft.	Palm Beach:	\$464/sq. ft.

Inventory for Sale

Patrician Boca Raton 11%



Boca Raton	4%
Palm Beach	4%

Avg. Time to Close Over Last 12 Months

Patrician Boca Raton	41 days
Boca Raton	62 days
Palm Beach	62 days