

Unit 1703 - Braemar Isle

1703 - 4740 S Ocean Blvd, Highland Beach, FL, Palm Beach 33487

Unit Information

MLS Number:	RX-10862087
Status:	Active
Size:	2,176 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2+ Spaces, Assigned, Deeded, Guest
View:	City, Intracoastal, Marina, Ocean
List Price:	\$1,729,000
List PPSF:	\$795
Valuated Price:	\$1,429,000
Valuated PPSF:	\$764

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:	235
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	4%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	1

Building Association Information

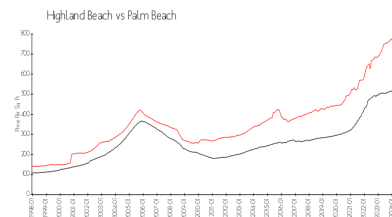
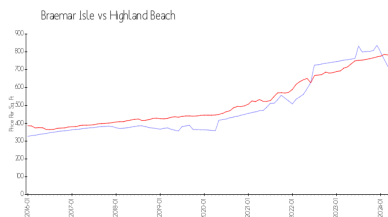
Braemar Isle Condominium Association
 Address: 4740 S Ocean Blvd,
 Highland Beach, FL 33487
 Phone: +1 561-395-2339

<https://www.braemarisle.com/home/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1007	1,800 sq ft	Apr 2024	\$1,350,000	\$750
1210	2,665 sq ft	Jan 2024	\$1,905,000	\$715
1011	2,070 sq ft	Dec 2023	\$1,840,000	\$889
902	1,800 sq ft	Nov 2023	\$1,218,000	\$677
1407	1,500 sq ft	Oct 2023	\$925,000	\$617
715	1,800 sq ft	Oct 2023	\$999,000	\$555
906	2,070 sq ft	Oct 2023	\$1,515,000	\$732

Market Information



Braemar Isle:	\$701/sq. ft.	Highland Beach:	\$782/sq. ft.
Highland Beach:	\$782/sq. ft.	Palm Beach:	\$453/sq. ft.

Inventory for Sale



Braemar Isle	4%
Highland Beach	3%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Braemar Isle	163 days
Highland Beach	68 days
Palm Beach	55 days