

# Unit 2601 Marina Isle Way # 103 - Marina at the Bluffs (5-26)

2601 Marina Isle Way # 103 - 1501-2601 Marina Isle Wy, Jupiter, FL, Palm Beach 33477

## Unit Information

MLS Number: RX-10909526  
 Status: Active  
 Size: 1,313 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest  
 View: Marina  
 List Price: \$649,999  
 List PPSF: \$495  
 Valuated Price: \$572,000  
 Valuated PPSF: \$436

*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: 660  
 Number of active listings for rent: 0  
 Number of active listings for sale: 23  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 23  
 Number of sales over the last 6 months: 15  
 Number of sales over the last 3 months: 11

## Building Association Information

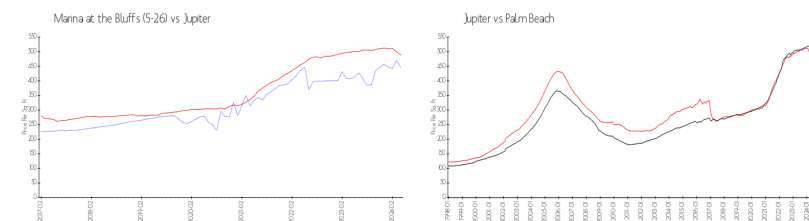
Marina At the Bluffs Condo Association  
 Address: 801 Seafarer Cir,  
 Jupiter, FL 33477  
 Phone: +1 561-624-7967  
 561-627-6497

<https://marinabluffs.com/>

## Recent Sales

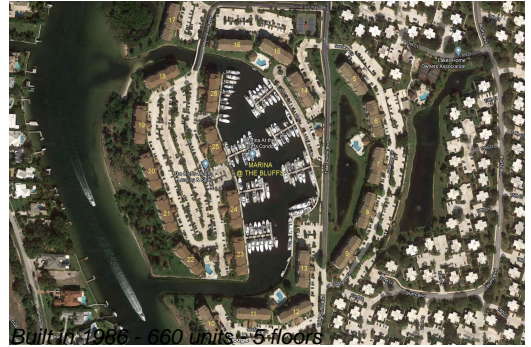
Unit #	Size	Closing Date	Sale Price	PPSF
106	1,385 sq ft	Apr 2024	\$540,000	\$390
401	1,385 sq ft	Apr 2024	\$680,000	\$491
301	1,385 sq ft	Apr 2024	\$539,000	\$389
205	1,385 sq ft	Apr 2024	\$670,000	\$484
202	1,385 sq ft	Apr 2024	\$632,500	\$457

## Market Information



Marina at the Bluffs (5-26): \$445/sq. ft.  
 Jupiter: \$489/sq. ft.

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 Palm Beach: \$467/sq. ft.



### **Inventory for Sale**

Marina at the Bluffs (5-26)	3%
Jupiter	3%
Palm Beach	3%

### **Avg. Time to Close Over Last 12 Months**

Marina at the Bluffs (5-26)	69 days
Jupiter	65 days
Palm Beach	56 days