

Unit 419 - Lake Harbour Towers East

419 - 801 Lake Shore Dr, Lake Park, FL, Palm Beach 33403

Unit Information

MLS Number: RX-10932946
 Status: Active
 Size: 1,596 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Carport - Detached, Covered, Guest Garden, Intracoastal, Other, Tennis
 View: Garden, Intracoastal, Other, Tennis
 List Price: \$425,000
 List PPSF: \$266
 Valuated Price: \$335,000
 Valuated PPSF: \$255

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: 143
 Number of active listings for rent: 0
 Number of active listings for sale: 7
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

Building Association Information

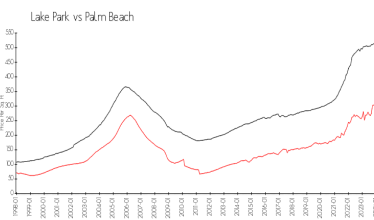
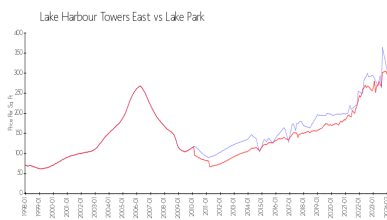
Lake Harbour Towers East
 Condominium Association
 801 Lake Shore Dr
 Apt 115 Lake Park, Florida 33403-2922
 (561) 366-7030

<http://www.lakeharbourtowerseast.com>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 806 | 1,316 sq ft | Mar 2024 | \$400,000 | \$304 |
| 601 | 1,316 sq ft | Oct 2023 | \$515,000 | \$391 |
| 615 | 1,316 sq ft | Aug 2023 | \$325,000 | \$247 |
| 707 | 1,316 sq ft | Jul 2023 | \$410,000 | \$312 |
| 202 | 1,316 sq ft | May 2023 | \$455,000 | \$346 |
| 112 | 1,316 sq ft | May 2023 | \$235,000 | \$179 |

Market Information



| | | | |
|---------------------------|---------------|-------------|---------------|
| Lake Harbour Towers East: | \$277/sq. ft. | Lake Park: | \$289/sq. ft. |
| Lake Park: | \$289/sq. ft. | Palm Beach: | \$454/sq. ft. |



Inventory for Sale

| | |
|--------------------------|----|
| Lake Harbour Towers East | 5% |
| Lake Park | 4% |
| Palm Beach | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|--------------------------|----------|
| Lake Harbour Towers East | 110 days |
| Lake Park | 45 days |
| Palm Beach | 56 days |