

Unit 1553 - Old Port Cove Lake Point Tower

1553 - 100 Lakeshore Dr, North Palm Beach, FL, Palm Beach 33408

Unit Information

MLS Number:	RX-10934733
Status:	Active
Size:	2,865 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	0
Parking Spaces:	Assigned, Garage - Building
View:	Intracoastal, Ocean
List Price:	\$1,449,000
List PPSF:	\$506
Valuated Price:	\$1,352,000
Valuated PPSF:	\$472

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:	177
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	3%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	2

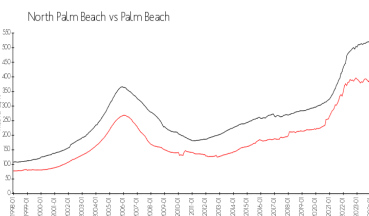
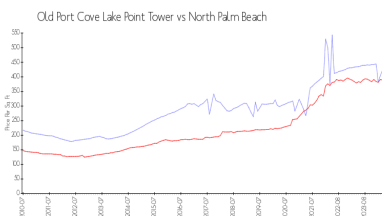
Building Association Information

Old Port Cove Corporation
 1200 US Highway No 1
 North Palm Beach, FL 33408
 Phone: (561) 626-1350

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2158	3,541 sq ft	Jun 2024	\$1,750,000	\$494
353	2,865 sq ft	May 2024	\$1,350,000	\$471
1256	2,541 sq ft	Mar 2024	\$1,100,000	\$433
1051	4,296 sq ft	Mar 2024	\$2,275,000	\$530
1657	2,645 sq ft	Feb 2024	\$1,030,000	\$389
2157	3,120 sq ft	Feb 2024	\$1,200,000	\$385

Market Information



Old Port Cove Lake Point Tower:	\$444/sq. ft.	North Palm Beach:	\$401/sq. ft.
North Palm Beach:	\$401/sq. ft.	Palm Beach:	\$474/sq. ft.

Inventory for Sale

Old Port Cove Lake Point Tower	3%
North Palm Beach	4%
Palm Beach	3%



Avg. Time to Close Over Last 12 Months

Old Port Cove Lake Point Tower	189 days
North Palm Beach	70 days
Palm Beach	57 days