

# Unit 895 NORTH DR #B - High Point 4

895 NORTH DR #B - 827 North Dr, Delray Beach, FL, Palm Beach 33445

## Unit Information

MLS Number:	RX-10938672
Status:	Active
Size:	1,122 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Assigned,Open
View:	Garden
List Price:	\$175,000
List PPSF:	\$156
Valuated Price:	\$128,000
Valuated PPSF:	\$140

*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:	236
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:	16
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	2

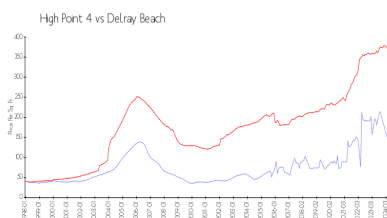
## Building Association Information

High Point of Delray Beach Cnd  
245 High Point Blvd, Delray Beach,  
FL 33445  
(561) 243-9186

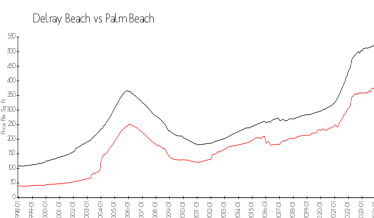
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
A	1,386 sq ft	May 2024	\$160,000	\$115
D	1,295 sq ft	Jan 2024	\$186,000	\$144
	1,295 sq ft	Jan 2024	\$245,000	\$189
B	1,122 sq ft	Dec 2023	\$205,000	\$183
C	1,122 sq ft	Nov 2023	\$200,000	\$178

## Market Information



High Point 4: \$141/sq. ft.  
Delray Beach: \$369/sq. ft.



Delray Beach: \$369/sq. ft.  
Palm Beach: \$474/sq. ft.

## Inventory for Sale

High Point 4	4%
Delray Beach	2%
Palm Beach	3%



Built in 1972 - 236 units - 1 floor

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

High Point 4	69 days
Delray Beach	55 days
Palm Beach	57 days