

Unit 409 - Le Chateau Royal

409 - 3540 S Ocean Blvd, South Palm Beach, FL, Palm Beach 33480

Unit Information

MLS Number:	RX-10950084
Status:	Active
Size:	802 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Assigned,Covered,Garage - Building,Guest
View:	Other
List Price:	\$279,000
List PPSF:	\$348
Valuated Price:	\$231,000
Valuated PPSF:	\$288

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:	136
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	7%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

Building Association Information

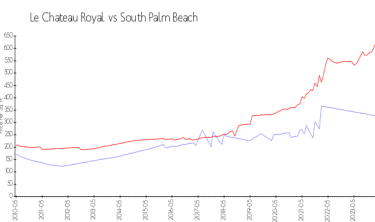
Le Chateau Royal Condo Association
 Address: 3540 S Ocean Blvd,
 Palm Beach, FL 33480
 Phone: +1 561-585-3940

<http://www.lechateauroyal.net/>

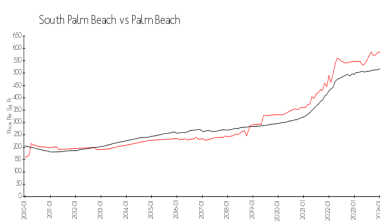
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
212	983 sq ft	Mar 2024	\$295,000	\$300
110	802 sq ft	Oct 2023	\$315,000	\$393
505	802 sq ft	Aug 2023	\$342,000	\$426
507	1,036 sq ft	Jul 2023	\$465,000	\$449

Market Information



Le Chateau Royal: \$326/sq. ft.
 South Palm Beach: \$610/sq. ft.



South Palm Beach: \$610/sq. ft.
 Palm Beach: \$467/sq. ft.

Inventory for Sale

Le Chateau Royal	7%
South Palm Beach	6%



Palm Beach

3%

Avg. Time to Close Over Last 12 Months

Le Chateau Royal

82 days

South Palm Beach

75 days

Palm Beach

56 days