

Unit 3E - Lakehouse South

3E - 875 E Camino Real, Boca Raton, FL, Palm Beach 33432

Unit Information

| | |
|-----------------|----------------------|
| MLS Number: | RX-10961063 |
| Status: | Active |
| Size: | 1,474 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 0 |
| Parking Spaces: | Covered,Deeded,Guest |
| View: | City,Intracoastal |
| List Price: | \$1,599,000 |
| List PPSF: | \$1,085 |
| Valuated Price: | \$712,000 |
| Valuated PPSF: | \$483 |



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

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|--|-----|
| Number of units: | 122 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 9 |
| Building inventory for sale: | 7% |
| Number of sales over the last 12 months: | 5 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 1 |

Building Association Information

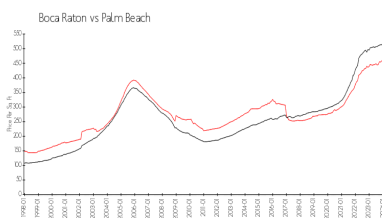
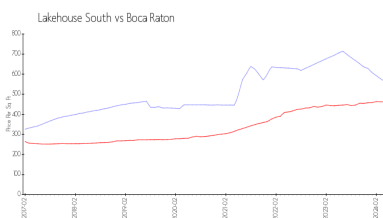
LakeHouse South Association, Inc.
 875 East Camino Real -
 Boca Raton, FL 33432
 Phone 561-892-1806
 Fax 561-395-4796

<https://lakehousesouth.com/>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|---------|
| 5f | 1,447 sq ft | Apr 2024 | \$712,500 | \$492 |
| 11-A | 2,100 sq ft | Dec 2023 | \$2,450,000 | \$1,167 |
| 6D | 1,474 sq ft | Nov 2023 | \$745,000 | \$505 |
| 1-B | 1,675 sq ft | Jun 2023 | \$1,535,000 | \$916 |
| 6H | 1,513 sq ft | May 2023 | \$1,050,000 | \$694 |

Market Information



Lakehouse South: \$563/sq. ft.
 Boca Raton: \$462/sq. ft.

Boca Raton: \$462/sq. ft.
 Palm Beach: \$468/sq. ft.

Inventory for Sale

Lakehouse South 7%

| | |
|------------|----|
| Boca Raton | 3% |
| Palm Beach | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|-----------------|----------|
| Lakehouse South | 132 days |
| Boca Raton | 57 days |
| Palm Beach | 56 days |