

Unit 1606 - Envoy

1606 - 2450 Presidential Wy, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number:	RX-10962719
Status:	Active
Size:	1,855 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned
View:	
List Price:	\$705,000
List PPSF:	\$380
Valuated Price:	\$466,000
Valuated PPSF:	\$251

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:	148
Number of active listings for rent:	2
Number of active listings for sale:	11
Building inventory for sale:	7%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

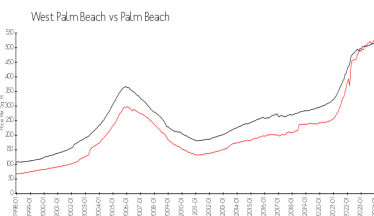
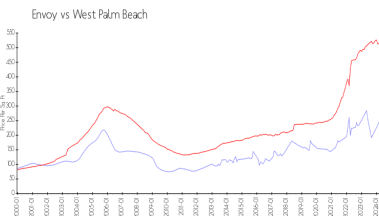
Building Association Information

The Envoy Condominium Association Inc
 2450 Presidential Way
 West Palm Beach, FL33401-1329
 (561) 684-6136

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
102	3,100 sq ft	Jan 2024	\$700,000	\$226
1203	2,005 sq ft	Jan 2024	\$420,000	\$209
604	2,334 sq ft	Sep 2023	\$500,000	\$214
1903	1,855 sq ft	Aug 2023	\$395,000	\$213
1201	2,684 sq ft	May 2023	\$610,000	\$227
608	2,884 sq ft	May 2023	\$630,000	\$218

Market Information



Envoy:	\$252/sq. ft.	West Palm Beach:	\$512/sq. ft.
West Palm Beach:	\$512/sq. ft.	Palm Beach:	\$467/sq. ft.

Inventory for Sale

Envoy	7%
West Palm Beach	3%
Palm Beach	3%



Avg. Time to Close Over Last 12 Months

Envoy	7 days
West Palm Beach	51 days
Palm Beach	56 days