

# Unit 1050 Lake Shore Dr # 203 - Bay Reach

1050 Lake Shore Dr # 203 - 1010-1155 Lake Shore Dr, Lake Park, FL, Palm Beach 33403

## Unit Information

MLS Number: RX-10968118  
 Status: Active  
 Size: 1,460 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Garage - Attached, Vehicle Restrictions  
 View: Intracoastal, Other  
 List Price: \$339,900  
 List PPSF: \$233  
 Valuated Price: \$355,000  
 Valuated PPSF: \$296

*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: 220  
 Number of active listings for rent: 0  
 Number of active listings for sale: 6  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 0

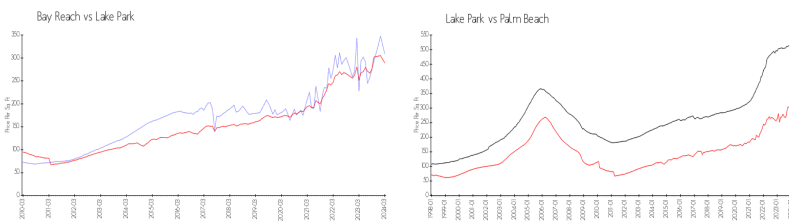
## Building Association Information

Bay Reach  
 Address 1001 Lake Shore Dr  
 Lake Park, Florida 33403  
 Phone +1 561-845-0755

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
204	1,200 sq ft	Jan 2024	\$417,500	\$348
202	1,200 sq ft	Dec 2023	\$285,000	\$238
105	1,100 sq ft	Oct 2023	\$290,000	\$264
103	920 sq ft	Oct 2023	\$420,000	\$457
104	1,140 sq ft	Oct 2023	\$285,000	\$250

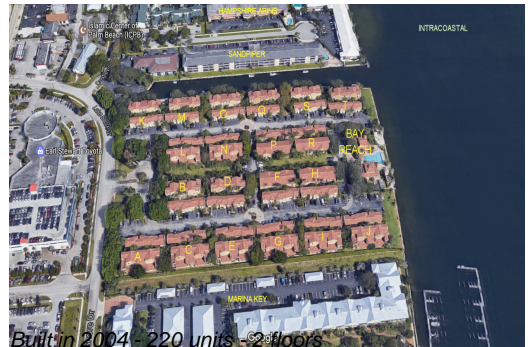
## Market Information



Bay Reach:	\$295/sq. ft.	Lake Park:	\$289/sq. ft.
Lake Park:	\$289/sq. ft.	Palm Beach:	\$454/sq. ft.

## Inventory for Sale

Bay Reach 3%  
 Lake Park 4%  
 Palm Beach 3%



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

Bay Reach	43 days
Lake Park	45 days
Palm Beach	56 days