

# Unit 2402 - Links at Emerald Dunes

2402 - 2880-2945 Hidden Hills Rd, West Palm Beach, FL, Palm Beach 33411

## Unit Information

MLS Number:	RX-10969346
Status:	Active
Size:	1,391 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Assigned, Open
View:	
List Price:	\$355,000
List PPSF:	\$255
Valuated Price:	\$332,000
Valuated PPSF:	\$239

*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:	185
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	1%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

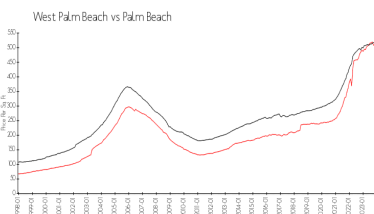
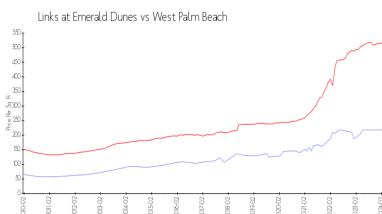
## Building Association Information

Links at Emerald Dunes  
BANYAN PROPERTY MANAGEMENT, INC.  
2328 South Congress Ave. Suite 1-C  
West Palm Beach, FL 33406  
561-649-8585

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
703	1,372 sq ft	Apr 2024	\$309,999	\$226
1202	1,607 sq ft	Feb 2024	\$325,000	\$202
112	1,396 sq ft	Feb 2024	\$325,000	\$233
603	1,639 sq ft	Jan 2024	\$345,000	\$210
506	1,379 sq ft	Sep 2023	\$341,500	\$248

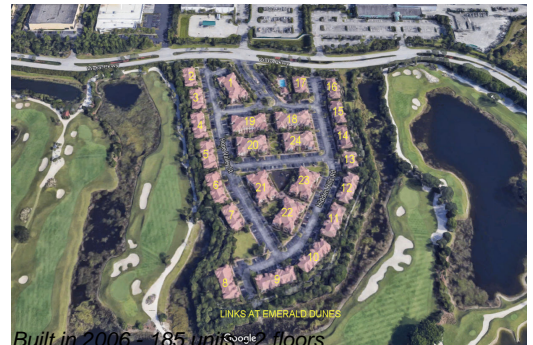
## Market Information



Links at Emerald Dunes:	\$239/sq. ft.	West Palm Beach:	\$511/sq. ft.
West Palm Beach:	\$511/sq. ft.	Palm Beach:	\$475/sq. ft.

## Inventory for Sale

Links at Emerald Dunes	1%
West Palm Beach	4%
Palm Beach	3%



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

Links at Emerald Dunes	46 days
West Palm Beach	52 days
Palm Beach	56 days