

Unit 447 CORTE MADERA LN UNIT 2 - City Side

447 CORTE MADERA LN UNIT 2 - 410-690 Amador Ln, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number: RX-10974711
 Status: Active
 Size: 1,581 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Garage - Attached
 View: Lake
 List Price: \$375,000
 List PPSF: \$237
 Valuated Price: \$316,000
 Valuated PPSF: \$218

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: 375
 Number of active listings for rent: 11
 Number of active listings for sale: 15
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 17
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

Building Association Information

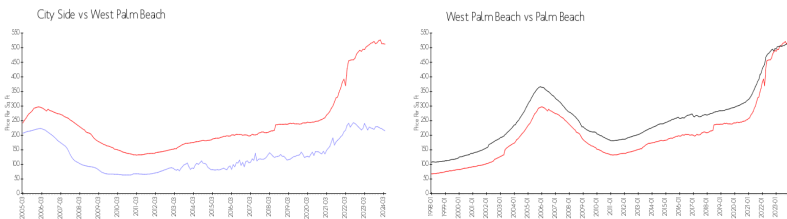
City Side Association
 Manager Phone: 561.697.8997
 Fax: 561.697.8987
 E-mail: pm@citysideonline.com

<http://citysideonline.com/index.php>

Recent Sales

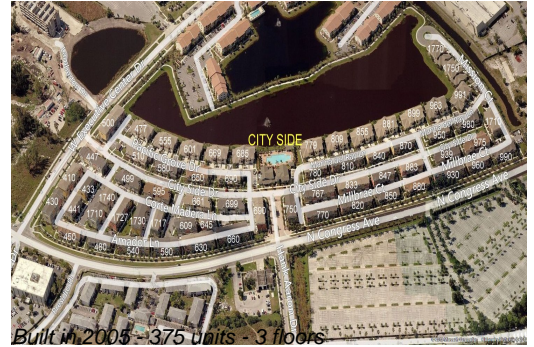
Unit #	Size	Closing Date	Sale Price	PPSF
2	2,294 sq ft	Mar 2024	\$370,000	\$161
1	1,792 sq ft	Feb 2024	\$466,500	\$260
4	1,425 sq ft	Nov 2023	\$336,000	\$236
6	1,357 sq ft	Nov 2023	\$315,000	\$232
2	1,671 sq ft	Nov 2023	\$370,000	\$221

Market Information



City Side: \$215/sq. ft. West Palm Beach: \$512/sq. ft.
 West Palm Beach: \$512/sq. ft. Palm Beach: \$467/sq. ft.

Inventory for Sale



City Side	4%
West Palm Beach	3%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

City Side	47 days
West Palm Beach	51 days
Palm Beach	56 days