

Unit 702 - Patrician (The) of Palm Beach

702 - 3450 S Ocean Blvd, South Palm Beach, FL, Palm Beach 33480

Unit Information

MLS Number:	RX-10975150
Status:	Active
Size:	852 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Assigned, Guest
View:	Intracoastal, Ocean
List Price:	\$370,000
List PPSF:	\$434
Valuated Price:	\$363,000
Valuated PPSF:	\$426



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:	211
Number of active listings for rent:	0
Number of active listings for sale:	13
Building inventory for sale:	6%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

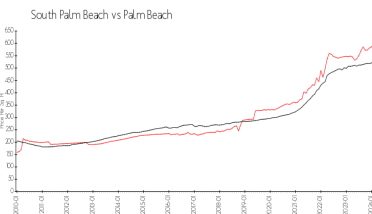
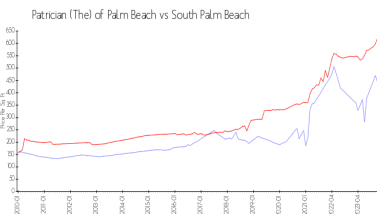
Building Association Information

Patrician The of Palm Beach
 3450 S Ocean Blvd
 Palm Beach, FL 33480
 Phone: 561-588-4313

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
311	1,108 sq ft	Apr 2024	\$450,000	\$406
324	1,190 sq ft	Feb 2024	\$426,000	\$358
3190	1,293 sq ft	Oct 2023	\$440,000	\$340
114	1,008 sq ft	Jul 2023	\$299,900	\$298
620	1,008 sq ft	Jun 2023	\$375,000	\$372
625	1,008 sq ft	Jun 2023	\$320,000	\$317

Market Information



Patrician (The) of Palm Beach:	\$413/sq. ft.	South Palm Beach:	\$611/sq. ft.
South Palm Beach:	\$611/sq. ft.	Palm Beach:	\$475/sq. ft.

Inventory for Sale

Patrician (The) of Palm Beach	6%
South Palm Beach	6%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Patrician (The) of Palm Beach	58 days
South Palm Beach	75 days
Palm Beach	56 days