

# Unit 101 - Villas on the Ocean

101 - 3600 N Ocean Dr, Singer Island, FL, Palm Beach 33404

## Unit Information

MLS Number: RX-10978393  
 Status: Active  
 Size: 620 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest  
 View: Garden, Ocean  
 List Price: \$299,000  
 List PPSF: \$482  
 Valuated Price: \$241,000  
 Valuated PPSF: \$389

*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.*

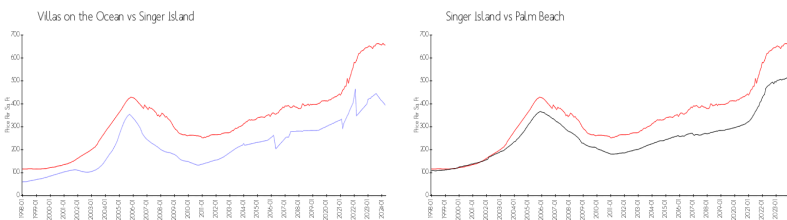
## Building Information

Number of units: 54  
 Number of active listings for rent: 0  
 Number of active listings for sale: 6  
 Building inventory for sale: 11%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 0

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
121	620 sq ft	Dec 2023	\$190,000	\$306
101	620 sq ft	Oct 2023	\$220,000	\$355
208	620 sq ft	Aug 2023	\$275,000	\$444

## Market Information



Villas on the Ocean: \$394/sq. ft.  
 Singer Island: \$656/sq. ft.  
 Singer Island: \$656/sq. ft.  
 Palm Beach: \$467/sq. ft.

## Inventory for Sale

Villas on the Ocean 11%  
 Singer Island 4%  
 Palm Beach 3%

## Avg. Time to Close Over Last 12 Months

Villas on the Ocean 44 days  
 Singer Island 78 days  
 Palm Beach 56 days

