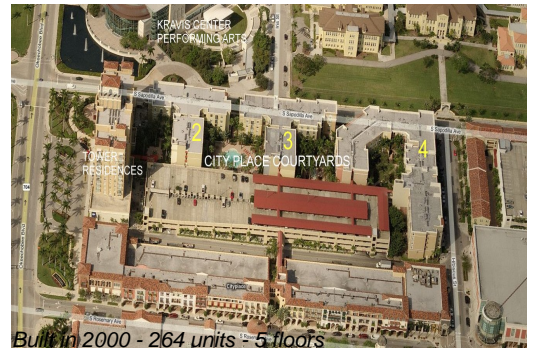


Unit 308 - 4A - City Place Courtyards

308 - 4A - 630 S Sopadilla Ave, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number:	RX-10978947
Status:	Active
Size:	1,299 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	
List Price:	\$675,000
List PPSF:	\$520
Valuated Price:	\$559,000
Valuated PPSF:	\$430



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:	264
Number of active listings for rent:	20
Number of active listings for sale:	6
Building inventory for sale:	2%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

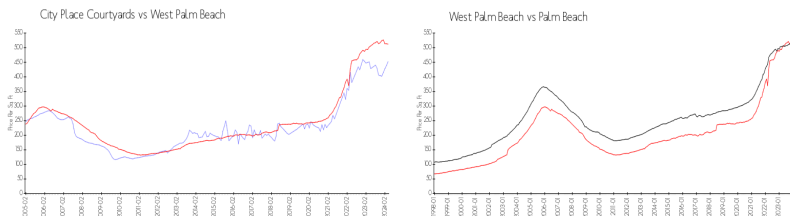
Building Association Information

Courtyards In City Place Condominium Assoc 720 Sapodilla Avenue
 West Palm Beach, FL33401
 (561) 655-3512

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
322	1,120 sq ft	Mar 2024	\$450,000	\$402
101	775 sq ft	Mar 2024	\$300,000	\$387
207	1,120 sq ft	Dec 2023	\$480,000	\$429
311	1,120 sq ft	Dec 2023	\$450,000	\$402
513	1,120 sq ft	Oct 2023	\$530,000	\$473
204	1,140 sq ft	Oct 2023	\$419,000	\$368

Market Information



City Place Courtyards:	\$452/sq. ft.	West Palm Beach:	\$512/sq. ft.
West Palm Beach:	\$512/sq. ft.	Palm Beach:	\$467/sq. ft.

Inventory for Sale

City Place Courtyards	2%
West Palm Beach	3%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

City Place Courtyards	56 days
West Palm Beach	51 days
Palm Beach	56 days