

# Unit 5754 Monterra Club Dr - Colony Reserve

5754 Monterra Club Dr - 5752-5987 Monterra Club Dr, Lake Worth, FL, Palm Beach 33463

## Unit Information

MLS Number: RX-10980806  
 Status: Active  
 Size: 1,897 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: Garage - Attached  
 View:  
 List Price: \$430,000  
 List PPSF: \$227  
 Valuated Price: \$433,000  
 Valuated PPSF: \$267

*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: 180  
 Number of active listings for rent: 0  
 Number of active listings for sale: 6  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 2

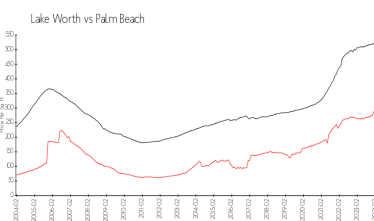
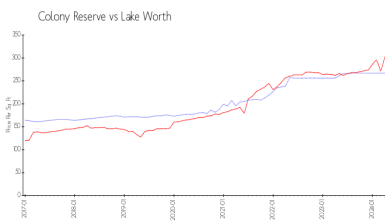
## Building Association Information

The Colony Reserve @ Lake Worth Homeowners Association Inc  
 5299 Lantana Road  
 Lake Worth, FL 33463  
 (561) 641-8877  
 (561) 249-2941

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,622 sq ft	May 2024	\$410,000	\$253
	1,897 sq ft	Apr 2024	\$410,000	\$216
	1,897 sq ft	Dec 2023	\$410,000	\$216
	1,622 sq ft	Nov 2023	\$463,000	\$285
	1,897 sq ft	Oct 2023	\$410,000	\$216

## Market Information

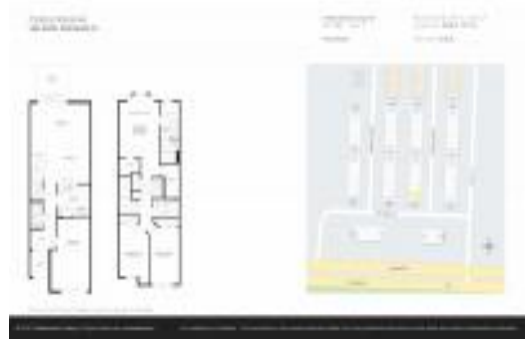


Colony Reserve: \$267/sq. ft.  
 Lake Worth: \$302/sq. ft.

Lake Worth: \$302/sq. ft.  
 Palm Beach: \$475/sq. ft.

## Inventory for Sale

Colony Reserve 3%  
 Lake Worth 4%  
 Palm Beach 3%



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

Colony Reserve	68 days
Lake Worth	44 days
Palm Beach	56 days