

# Unit 419 US Highway 1 # 206 - Village Garden

419 US Highway 1 # 206 - 401 US Hwy 1, North Palm Beach, FL, Palm Beach 33408

## Unit Information

|                 |                 |
|-----------------|-----------------|
| MLS Number:     | RX-10984585     |
| Status:         | Temp Off Market |
| Size:           | 886 Sq ft.      |
| Bedrooms:       | 2               |
| Full Bathrooms: | 2               |
| Half Bathrooms: | 0               |
| Parking Spaces: | Assigned        |
| View:           | Garden,Pool     |
| List Price:     | \$259,000       |
| List PPSF:      | \$292           |
| Valuated Price: | \$253,000       |
| Valuated PPSF:  | \$286           |

*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:                         | 116 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 8   |
| Building inventory for sale:             | 6%  |
| Number of sales over the last 12 months: | 4   |
| Number of sales over the last 6 months:  | 2   |
| Number of sales over the last 3 months:  | 0   |

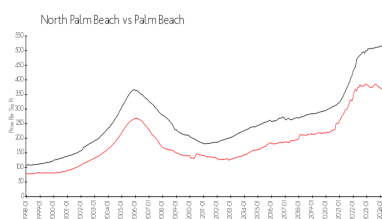
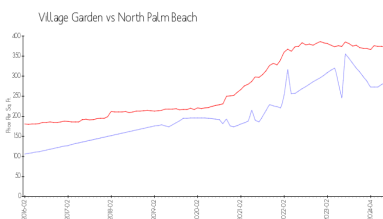
## Building Association Information

Village Garden Condo Association  
Address: 419 US-1,  
North Palm Beach, FL 33408  
Phone: +1 561-844-6818

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 202c   | 886 sq ft   | Jun 2024     | \$243,000  | \$274 |
| 101    | 1,100 sq ft | Apr 2024     | \$239,900  | \$218 |
| 208    | 1,186 sq ft | Mar 2024     | \$270,000  | \$228 |
| 107    | 1,186 sq ft | Dec 2023     | \$230,000  | \$194 |

## Market Information



Village Garden: \$284/sq. ft.  
North Palm Beach: \$372/sq. ft.

North Palm Beach: \$372/sq. ft.  
Palm Beach: \$471/sq. ft.

## Inventory for Sale

|                  |    |
|------------------|----|
| Village Garden   | 7% |
| North Palm Beach | 4% |
| Palm Beach       | 3% |

## Avg. Time to Close Over Last 12 Months

|                  |         |
|------------------|---------|
| Village Garden   | 30 days |
| North Palm Beach | 67 days |
| Palm Beach       | 58 days |

