

# Unit 3-306 - Flagler Pointe

3-306 - 1805 N Flagler Drive, West Palm Beach, FL, Palm Beach 33407

## Unit Information

MLS Number: RX-10985559  
 Status: Active  
 Size: 1,336 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 2+ Spaces, Garage - Building  
 View: Garden  
 List Price: \$390,000  
 List PPSF: \$292  
 Valuated Price: \$443,000  
 Valuated PPSF: \$332

*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: 400  
 Number of active listings for rent: 27  
 Number of active listings for sale: 24  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 26  
 Number of sales over the last 6 months: 16  
 Number of sales over the last 3 months: 8

## Building Association Information

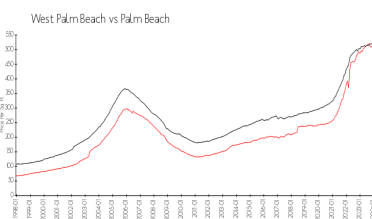
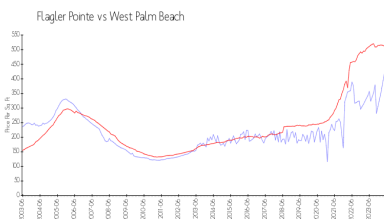
Flagler Pointe Condominium Association of  
 West Palm Beach, Inc  
 c/o Castle Management, LLC  
 1801 North Flagler Drive  
 West Palm Beach, FL 33407  
 Phone: (561) 822-9970  
 Concierge: (561) 833-7024

<http://flaglerpointe.us/Management-Contacts~301897~20085.htm>

## Recent Sales

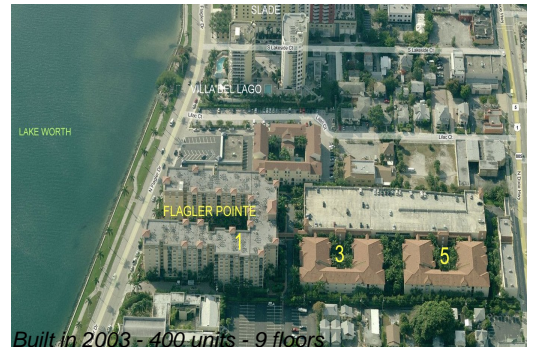
Unit #	Size	Closing Date	Sale Price	PPSF
213	1,237 sq ft	Jun 2024	\$390,000	\$315
324	995 sq ft	May 2024	\$390,000	\$392
313	1,237 sq ft	May 2024	\$335,000	\$271
819	1,071 sq ft	Apr 2024	\$645,000	\$602
101	1,071 sq ft	Mar 2024	\$345,000	\$322
206	828 sq ft	Mar 2024	\$299,500	\$362
403	1,071 sq ft	Mar 2024	\$395,000	\$369

## Market Information



Flagler Pointe: \$433/sq. ft.  
 West Palm Beach: \$509/sq. ft.

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 Palm Beach: \$474/sq. ft.



Built in 2003 - 400 units - 9 floors

## **Inventory for Sale**

Flagler Pointe	6%
West Palm Beach	3%
Palm Beach	3%

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

Flagler Pointe	66 days
West Palm Beach	53 days
Palm Beach	57 days