

# Unit 103 Monterey Bay Dr - Monterey

103 Monterey Bay Dr - 101-418 Lake Monterey Cir, Boynton Beach, FL, Palm Beach 33426

## Unit Information

MLS Number: RX-10987157  
 Status: Active  
 Size: 1,574 Sq ft.  
 Bedrooms: 4  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2+ Spaces  
 View:  
 List Price: \$395,000  
 List PPSF: \$251  
 Valuated Price: \$386,000  
 Valuated PPSF: \$256

*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: 299  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 3

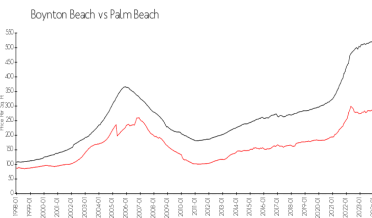
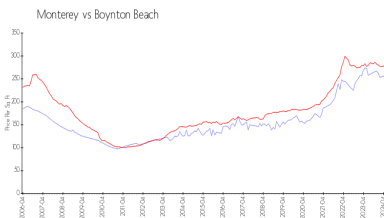
## Building Association Information

Monterey Community Association  
 4000 S Congress Ave,  
 Boynton Beach, FL 33426  
 (561) 735-9553

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,559 sq ft	May 2024	\$380,000	\$244
	1,253 sq ft	Apr 2024	\$350,000	\$279
	1,559 sq ft	Apr 2024	\$399,000	\$256
	1,574 sq ft	Mar 2024	\$390,000	\$248
	1,559 sq ft	Mar 2024	\$385,000	\$247

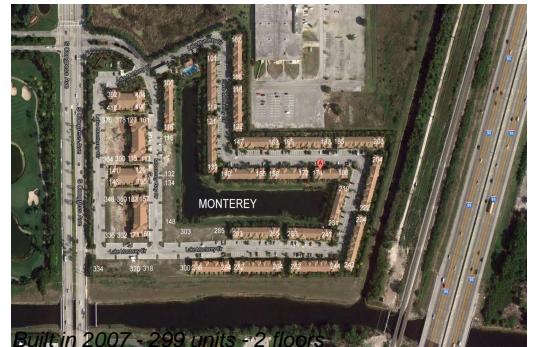
## Market Information



Monterey: \$256/sq. ft.      Boynton Beach: \$278/sq. ft.  
 Boynton Beach: \$278/sq. ft.      Palm Beach: \$474/sq. ft.

## Inventory for Sale

Monterey: 1%  
 Boynton Beach: 2%  
 Palm Beach: 3%



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

Monterey	57 days
Boynton Beach	49 days
Palm Beach	57 days