

Unit 417 - Lake Harbour Towers East

417 - 801 Lake Shore Dr, Lake Park, FL, Palm Beach 33403

Unit Information

MLS Number: RX-10988411
 Status: Active
 Size: 1,400 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2+ Spaces, Assigned, Covered, Guest
 View: Intracoastal
 List Price: \$379,500
 List PPSF: \$271
 Valuated Price: \$385,000
 Valuated PPSF: \$293

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: 143
 Number of active listings for rent: 0
 Number of active listings for sale: 10
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 3

Building Association Information

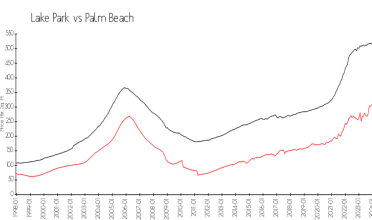
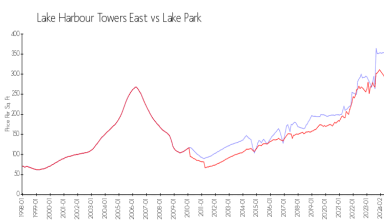
Lake Harbour Towers East
 Condominium Association
 801 Lake Shore Dr
 Apt 115 Lake Park, Florida 33403-2922
 (561) 366-7030

<http://www.lakeharbourtowerseast.com>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
107	1,596 sq ft	Jun 2024	\$430,000	\$269
409	1,596 sq ft	May 2024	\$530,000	\$332
312	1,596 sq ft	May 2024	\$390,000	\$244
806	1,316 sq ft	Mar 2024	\$400,000	\$304
601	1,316 sq ft	Oct 2023	\$515,000	\$391

Market Information



Lake Harbour Towers East:	\$319/sq. ft.	Lake Park:	\$282/sq. ft.
Lake Park:	\$282/sq. ft.	Palm Beach:	\$474/sq. ft.

Inventory for Sale



Lake Harbour Towers East	7%
Lake Park	5%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Lake Harbour Towers East	84 days
Lake Park	51 days
Palm Beach	58 days