

# Unit 107 - Grandview at Spring Lakes

107 - 3138 Via Poinciana, Lake Worth, FL, Palm Beach 33467

## Unit Information

MLS Number: RX-10989179  
 Status: Active  
 Size: 1,125 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest  
 View: Lake  
 List Price: \$225,000  
 List PPSF: \$200  
 Valuated Price: \$158,000  
 Valuated PPSF: \$140

*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: 64  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

## Building Association Information

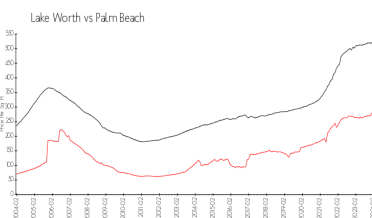
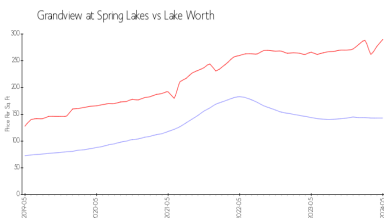
THE GRANDVIEW AT SPRING LAKES  
 CONDOMINIUM ASSOCIATION, INC.  
 Location -3138 VIA POINCIANA,  
 LAKE WORTH, FL 33467  
 Phone - 561 - 641 - 1016  
 Fax - 561 - 641 - 9118

<https://www.cmcmanagement.biz/the-grandview.html>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
414	1,125 sq ft	Dec 2023	\$165,000	\$147

## Market Information



Grandview at Spring Lakes:	\$143/sq. ft.	Lake Worth:	\$290/sq. ft.
Lake Worth:	\$290/sq. ft.	Palm Beach:	\$474/sq. ft.

## Inventory for Sale

Grandview at Spring Lakes	6%
Lake Worth	4%
Palm Beach	3%



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

Grandview at Spring Lakes	40 days
Lake Worth	46 days
Palm Beach	57 days