

# Unit 318 - Southgate

318 - 3605 S Ocean Blvd, South Palm Beach, FL, Palm Beach 33480

## Unit Information

MLS Number:	RX-10990277
Status:	Active
Size:	1,121 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned, Drive - Circular
View:	Intracoastal, Pool
List Price:	\$599,500
List PPSF:	\$535
Valuated Price:	\$306,000
Valuated PPSF:	\$273

*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:	128
Number of active listings for rent:	0
Number of active listings for sale:	12
Building inventory for sale:	9%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

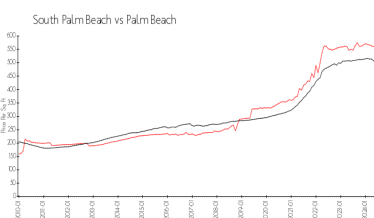
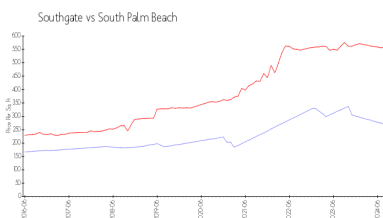
## Building Association Information

Southgate Condominium Association Inc  
3605 South Ocean Boulevard Office  
South Palm Beach, FL 33480  
(561) 588-0153

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
301	1,121 sq ft	Jun 2024	\$294,999	\$263
105	1,121 sq ft	May 2024	\$250,000	\$223
325	1,121 sq ft	Nov 2023	\$345,000	\$308
227	1,121 sq ft	Oct 2023	\$270,000	\$241
319	1,121 sq ft	Oct 2023	\$372,000	\$332

## Market Information



Southgate:	\$270/sq. ft.	South Palm Beach:	\$561/sq. ft.
South Palm Beach:	\$561/sq. ft.	Palm Beach:	\$471/sq. ft.

## Inventory for Sale

Southgate	9%
South Palm Beach	5%
Palm Beach	3%

## Avg. Time to Close Over Last 12 Months

Southgate	74 days
South Palm Beach	81 days



Palm Beach

58 days