

# Unit 601 PACIFIC GROVE DR UNIT 1 - City Side

601 PACIFIC GROVE DR UNIT 1 - 410-690 Amador Ln, West Palm Beach, FL, Palm Beach 33401

## Unit Information

MLS Number: RX-10990477  
 Status: Active  
 Size: 1,895 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Driveway, Garage - Attached  
 View: Lake  
 List Price: \$439,900  
 List PPSF: \$232  
 Valuated Price: \$380,000  
 Valuated PPSF: \$251

*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: 375  
 Number of active listings for rent: 11  
 Number of active listings for sale: 14  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 4

## Building Association Information

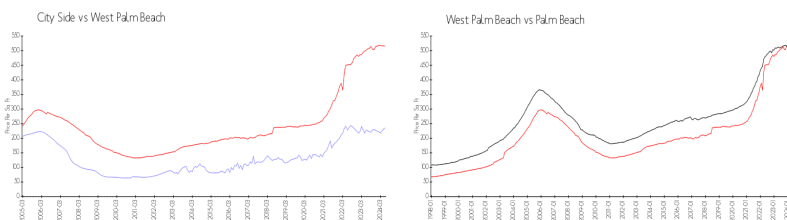
City Side Association  
 Manager Phone: 561.697.8997  
 Fax: 561.697.8987  
 E-mail: pm@citysideonline.com

<http://citysideonline.com/index.php>

## Recent Sales

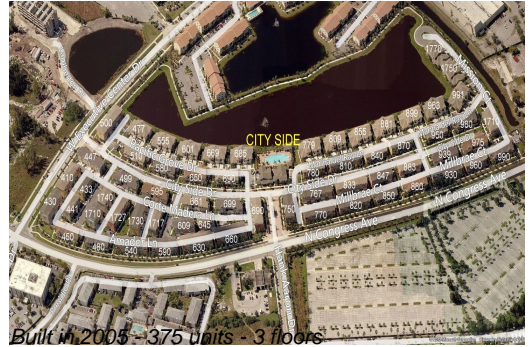
Unit #	Size	Closing Date	Sale Price	PPSF
2	1,671 sq ft	Jun 2024	\$405,000	\$242
4	2,750 sq ft	Jun 2024	\$540,000	\$196
2	1,448 sq ft	Jun 2024	\$319,000	\$220
6	2,215 sq ft	May 2024	\$520,000	\$235
2	2,294 sq ft	Mar 2024	\$370,000	\$161

## Market Information



City Side: \$236/sq. ft.      West Palm Beach: \$516/sq. ft.  
 West Palm Beach: \$516/sq. ft.      Palm Beach: \$474/sq. ft.

## Inventory for Sale



City Side	4%
West Palm Beach	3%
Palm Beach	3%

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

City Side	52 days
West Palm Beach	54 days
Palm Beach	58 days