

Unit 12790 Briarlake Dr # F-103 - Briarwood

12790 Briarlake Dr # F-103 - 12790-12962 Briarlake Dr, West Palm Beach, FL, Palm Beach 33418

Unit Information

MLS Number:	RX-10991310
Status:	Active
Size:	1,000 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned
View:	Golf,Pond
List Price:	\$285,000
List PPSF:	\$285
Valuated Price:	\$265,000
Valuated PPSF:	\$265

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:	112
Number of active listings for rent:	0
Number of active listings for sale:	7
Building inventory for sale:	6%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	2

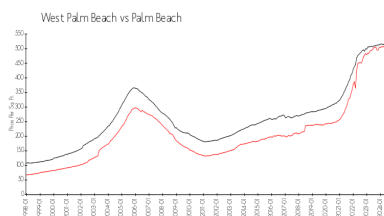
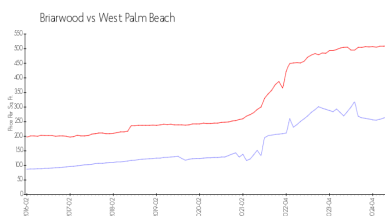
Building Association Information

Briarwood Condominium Association
Address: 12929 Briarlake Dr,
West Palm Beach, FL 33418
Phone: +1 561-775-2002

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,000 sq ft	Sep 2024	\$230,000	\$230
204	1,300 sq ft	Aug 2024	\$270,000	\$208
101, Bldg B	1,300 sq ft	May 2024	\$352,000	\$271
202	1,000 sq ft	May 2024	\$237,500	\$238
105	1,462 sq ft	Apr 2024	\$290,000	\$198

Market Information



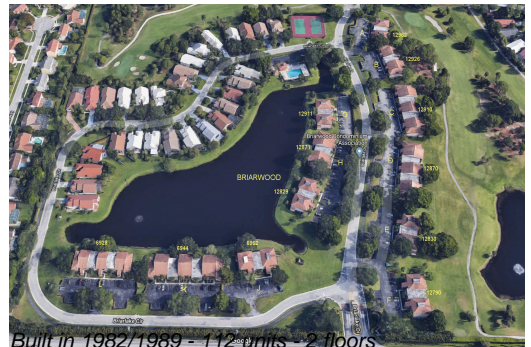
Briarwood:	\$266/sq. ft.	West Palm Beach:	\$509/sq. ft.
West Palm Beach:	\$509/sq. ft.	Palm Beach:	\$471/sq. ft.

Inventory for Sale

Briarwood	6%
West Palm Beach	4%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Briarwood	55 days
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West Palm Beach
Palm Beach

56 days
58 days