

Unit 41-F - Tiara

41-F - 3000 N Ocean Dr, Singer Island, FL, Palm Beach 33404

Unit Information

MLS Number:	RX-10991421
Status:	Active
Size:	1,780 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Garage - Building,Open,Vehicle Restrictions
View:	Intracoastal,Ocean
List Price:	\$1,250,000
List PPSF:	\$702
Valuated Price:	\$1,275,000
Valuated PPSF:	\$786

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:	319
Number of active listings for rent:	37
Number of active listings for sale:	10
Building inventory for sale:	3%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	7

Building Association Information

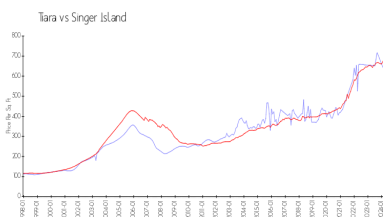
Tiara Condominium Associates Inc
3000 N Ocean Drive
Riviera Beach, FL33404-3268
(561) 845-7755

<http://www.tiaraoffice.com/contacts>

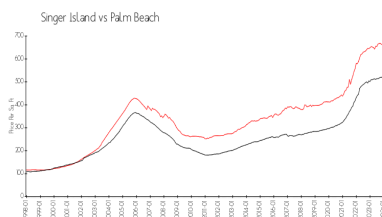
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
Ph-A	1,821 sq ft	Jun 2024	\$1,550,000	\$851
37-F	1,524 sq ft	May 2024	\$1,175,000	\$771
2-F	1,780 sq ft	May 2024	\$900,000	\$506
28-E	1,718 sq ft	Apr 2024	\$900,000	\$524
29-F	1,780 sq ft	Apr 2024	\$1,300,000	\$730
22e	1,568 sq ft	Apr 2024	\$1,180,000	\$753

Market Information

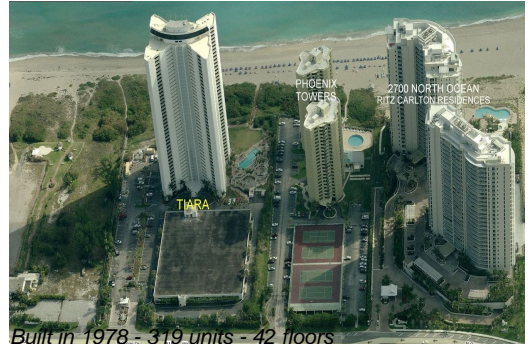


Tiara: \$681/sq. ft.
Singer Island: \$665/sq. ft.



Singer Island: \$665/sq. ft.
Palm Beach: \$474/sq. ft.

Inventory for Sale



Tiara	3%
Singer Island	4%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Tiara	75 days
Singer Island	82 days
Palm Beach	57 days