

# Unit 1716 - Marina Grande

1716 - 2640 Lake Shore Dr, Riviera Beach, FL, Palm Beach 33404

## Unit Information

MLS Number: RX-10991524  
 Status: Active  
 Size: 1,954 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Garage - Building, Guest, Valet  
 View: Intracoastal, Ocean  
 Rental Price: \$8,000  
 List PPSF: \$4  
 Valuated Price: \$757,000  
 Valuated PPSF: \$459

*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.*

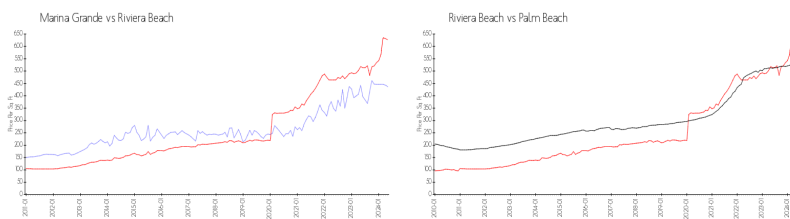
## Building Information

Number of units: 349  
 Number of active listings for rent: 28  
 Number of active listings for sale: 18  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 18  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 5

## Building Association Information

Marina Grande  
 2650 Lake Shore Drive # 106  
 Riviera Beach, FL33404  
 (561) 842-1699

## Market Information



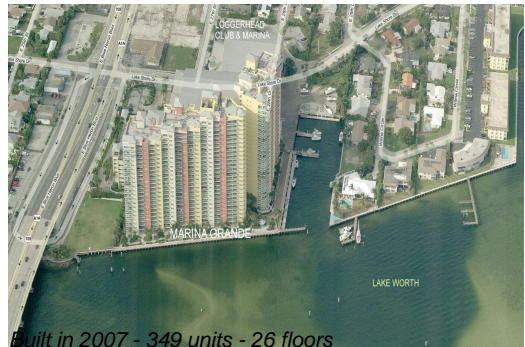
Marina Grande:	\$437/sq. ft.	Riviera Beach:	\$627/sq. ft.
Riviera Beach:	\$627/sq. ft.	Palm Beach:	\$474/sq. ft.

## Inventory for Sale

Marina Grande	5%
Riviera Beach	4%
Palm Beach	3%

## Avg. Time to Close Over Last 12 Months

Marina Grande	73 days
Riviera Beach	72 days
Palm Beach	57 days



Built in 2007 - 349 units - 26 floors