

# Unit 2245-A & 2245-B - Palm Beach Hotel Condo

2245-A & 2245-B - 235 Sunrise Ave, Palm Beach, FL, Palm Beach 33480

## Unit Information

MLS Number:	RX-10992229
Status:	Active
Size:	389 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Open
View:	City,Garden,Pool
List Price:	\$530,000
List PPSF:	\$1,362
Valuated Price:	\$497,000
Valuated PPSF:	\$1,278

*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:	197
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	2%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

## Building Association Information

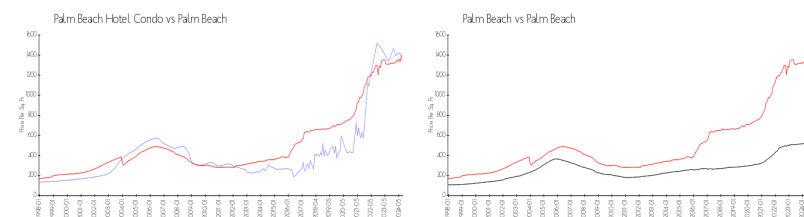
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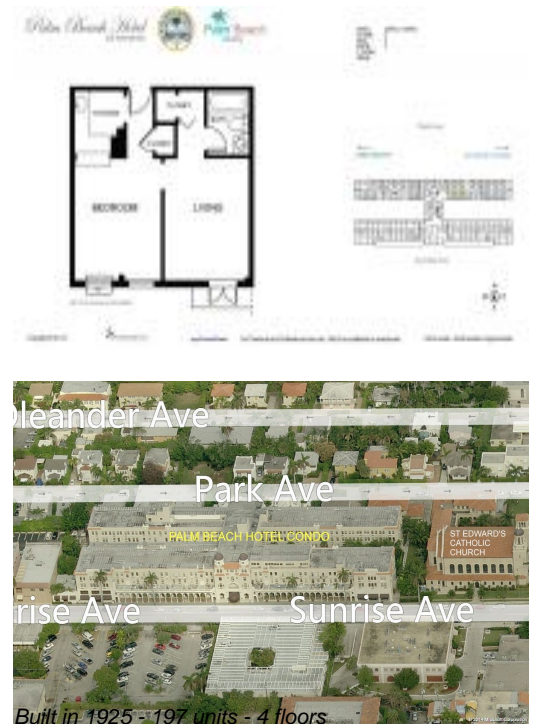
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2032	271 sq ft	May 2024	\$385,000	\$1,421
3050	271 sq ft	May 2024	\$350,000	\$1,292
3009	389 sq ft	Feb 2024	\$489,000	\$1,257
2017	271 sq ft	Feb 2024	\$600,000	\$2,214
2224	389 sq ft	Jan 2024	\$550,000	\$1,414
2044	271 sq ft	Jan 2024	\$375,000	\$1,384

## Market Information



Palm Beach Hotel Condo:	\$1341/sq. ft.	Palm Beach:	\$1404/sq. ft.
Palm Beach:	\$1404/sq. ft.	Palm Beach:	\$474/sq. ft.



**Inventory for Sale**

Palm Beach Hotel Condo	2%
Palm Beach	3%
Palm Beach	3%

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

Palm Beach Hotel Condo	70 days
Palm Beach	80 days
Palm Beach	59 days