

Unit 406-N - Dorchester

406-N - 3250 S Ocean Blvd, Palm Beach, FL, Palm Beach 33480

Unit Information

MLS Number:	RX-10992455
Status:	Active
Size:	1,748 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Garage - Building,Under Building
View:	Intracoastal,Ocean
List Price:	\$1,799,000
List PPSF:	\$1,029
Valuated Price:	\$890,000
Valuated PPSF:	\$509

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:	100
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	2%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	2

Building Association Information

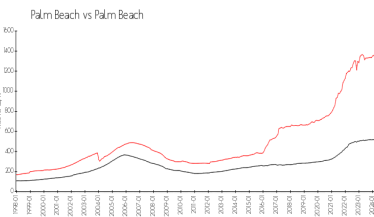
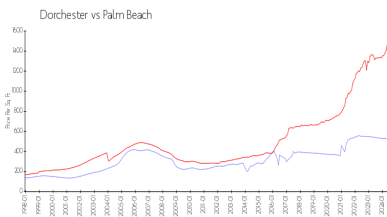
The Dorchester of Palm Beach
 Condominium Association
 3250 South Ocean Boulevard
 Palm Beach, FL 33480
 561-586-3304

http://www.dorchesterpalmbeach.com/outside_home.asp

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
307n	1,640 sq ft	May 2024	\$1,175,000	\$716
407s	1,541 sq ft	May 2024	\$1,100,000	\$714
408s	1,541 sq ft	Mar 2024	\$712,000	\$462
402s	1,900 sq ft	Mar 2024	\$1,875,000	\$987
505n	1,621 sq ft	Feb 2024	\$1,100,000	\$679

Market Information



Dorchester:	\$521/sq. ft.	Palm Beach:	\$1425/sq. ft.
Palm Beach:	\$1425/sq. ft.	Palm Beach:	\$474/sq. ft.

Inventory for Sale

Dorchester	2%
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Palm Beach	2%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Dorchester	n/a
Palm Beach	83 days
Palm Beach	58 days