

Unit 1108 - Braemar Isle

1108 - 4740 S Ocean Blvd, Highland Beach, FL, Palm Beach 33487

Unit Information

MLS Number:	RX-10992773
Status:	Active
Size:	2,350 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned
View:	Intracoastal
List Price:	\$1,575,000
List PPSF:	\$670
Valuated Price:	\$1,196,000
Valuated PPSF:	\$640

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:	235
Number of active listings for rent:	0
Number of active listings for sale:	13
Building inventory for sale:	5%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

Building Association Information

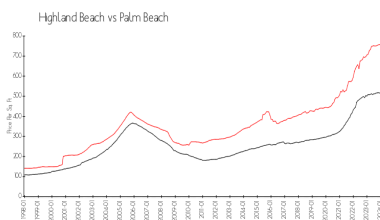
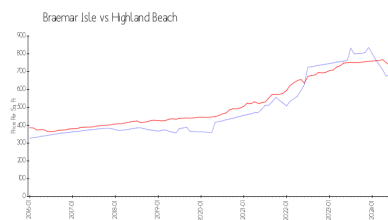
Braemar Isle Condominium Association
 Address: 4740 S Ocean Blvd,
 Highland Beach, FL 33487
 Phone: +1 561-395-2339

<https://www.braemarisle.com/home/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
Ph-5	2,665 sq ft	Jun 2024	\$1,900,000	\$713
508	2,350 sq ft	May 2024	\$815,000	\$347
1004	1,800 sq ft	May 2024	\$1,300,000	\$722
806	2,665 sq ft	Apr 2024	\$1,650,000	\$619
1007	1,800 sq ft	Apr 2024	\$1,350,000	\$750

Market Information



Braemar Isle: \$689/sq. ft.
 Highland Beach: \$736/sq. ft.

Highland Beach: \$736/sq. ft.
 Palm Beach: \$474/sq. ft.

Inventory for Sale

Braemar Isle	6%
Highland Beach	3%



Palm Beach

3%

Avg. Time to Close Over Last 12 Months

Braemar Isle

163 days

Highland Beach

67 days

Palm Beach

58 days