

Unit 6530-201 - Villas at Emerald Dunes

6530-201 - 6394-6573 Emerald Dunes Dr, West Palm Beach, FL, Palm Beach 33411

Unit Information

MLS Number:	RX-10995662
Status:	Closed
Size:	1,132 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned
View:	
List Price:	\$315,000
List PPSF:	\$278
Valuated Price:	\$248,000
Valuated PPSF:	\$226

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:	486
Number of active listings for rent:	20
Number of active listings for sale:	21
Building inventory for sale:	4%
Number of sales over the last 12 months:	16
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	3

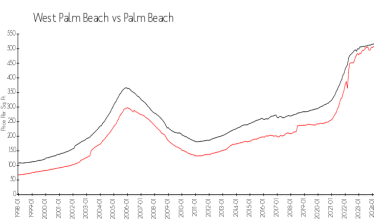
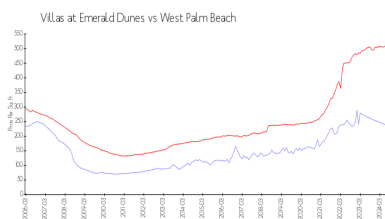
Building Association Information

The Villas At Emerald Dunes
6495 Emerald Dunes Dr, West Palm Beach, FL 33411
(561) 684-0088

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
102	740 sq ft	Sep 2024	\$180,000	\$243
201	1,132 sq ft	Sep 2024	\$295,000	\$261
305	1,565 sq ft	Jul 2024	\$297,000	\$190
303	810 sq ft	Jun 2024	\$227,000	\$280
103	810 sq ft	Jun 2024	\$220,000	\$272
201	1,358 sq ft	Jun 2024	\$300,000	\$221

Market Information



Villas at Emerald Dunes:	\$235/sq. ft.	West Palm Beach:	\$509/sq. ft.
West Palm Beach:	\$509/sq. ft.	Palm Beach:	\$471/sq. ft.

Inventory for Sale

Villas at Emerald Dunes	4%
West Palm Beach	4%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Villas at Emerald Dunes	37 days
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West Palm Beach
Palm Beach

56 days
58 days