

Unit 1035 Lake Shore Dr # 204 - Bay Reach

1035 Lake Shore Dr # 204 - 1010-1155 Lake Shore Dr, Lake Park, FL, Palm Beach 33403

Unit Information

MLS Number:	RX-11000335
Status:	Closed
Size:	1,204 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Garage - Detached
View:	
List Price:	\$295,000
List PPSF:	\$245
Valuated Price:	\$221,000
Valuated PPSF:	\$240

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:	220
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	3%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	3

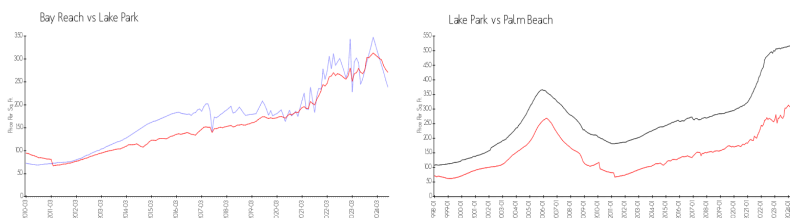
Building Association Information

Bay Reach
Address 1001 Lake Shore Dr
Lake Park, Florida 33403
Phone +1 561-845-0755

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
204	1,204 sq ft	Sep 2024	\$280,000	\$233
206	959 sq ft	Aug 2024	\$185,000	\$193
203	1,463 sq ft	Aug 2024	\$285,000	\$195
204	1,200 sq ft	Jan 2024	\$417,500	\$348
202	1,200 sq ft	Dec 2023	\$285,000	\$238

Market Information



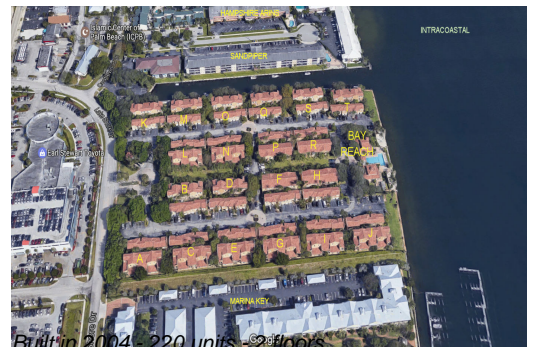
Bay Reach:	\$239/sq. ft.	Lake Park:	\$271/sq. ft.
Lake Park:	\$271/sq. ft.	Palm Beach:	\$471/sq. ft.

Inventory for Sale

Bay Reach	4%
Lake Park	5%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Bay Reach	63 days
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Lake Park
Palm Beach

55 days
59 days