

Unit 423 - Edge

423 - 300 S Australian Av, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number: RX-11004189
 Status: Active
 Size: 779 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces: Assigned
 View: Lake
 List Price: \$299,000
 List PPSF: \$384
 Valuated Price: \$299,000
 Valuated PPSF: \$400

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: 307
 Number of active listings for rent: 13
 Number of active listings for sale: 8
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

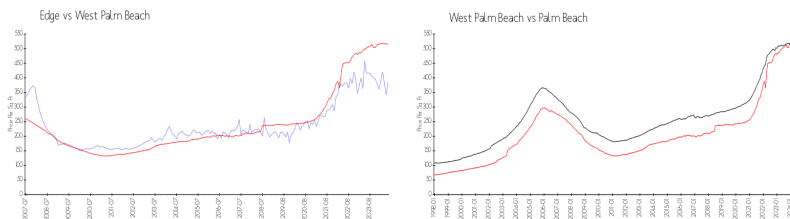
Building Association Information

The Edge Condominium No One
 Association Inc
 (561) 655-1441

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	1,083 sq ft	Jun 2024	\$310,000	\$286
1104	1,143 sq ft	May 2024	\$398,000	\$348
408	834 sq ft	Mar 2024	\$300,000	\$360
1018	1,405 sq ft	Jan 2024	\$450,000	\$320
715	834 sq ft	Jan 2024	\$310,000	\$372

Market Information

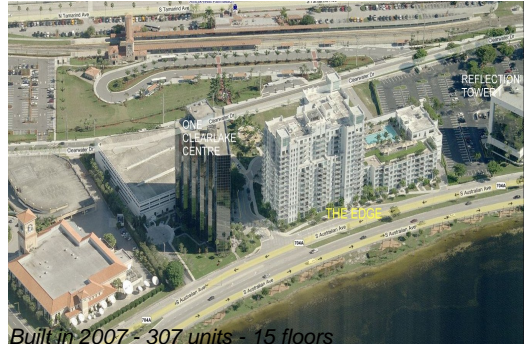


Edge: \$385/sq. ft. West Palm Beach: \$516/sq. ft.
 West Palm Beach: \$516/sq. ft. Palm Beach: \$474/sq. ft.

Inventory for Sale

Edge: 3%
 West Palm Beach: 3%
 Palm Beach: 3%

Avg. Time to Close Over Last 12 Months



Edge
West Palm Beach
Palm Beach

65 days
54 days
58 days