

Unit 161 Brackenwood Rd - Golf Villas

161 Brackenwood Rd - 100-170 Brackenwood Rd, Palm Beach Gardens, FL, Palm Beach 33418

Unit Information

MLS Number: RX-11021383
 Status: Active
 Size: 1,366 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Open
 View: Garden
 List Price: \$434,900
 List PPSF: \$318
 Valuated Price: \$435,000
 Valuated PPSF: \$318

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: 340
 Number of active listings for rent: 0
 Number of active listings for sale: 15
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 6

Building Association Information

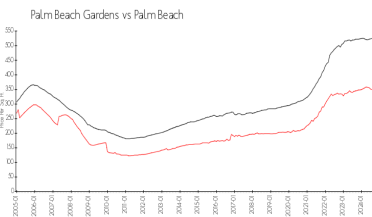
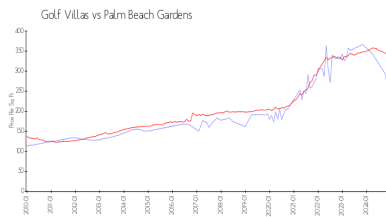
Golf Villas community management
 SEACREST SERVICES, INC.
 2400 Centrepark W. Drive, Ste. 175
 West Palm Beach, FL 33409
 561-697-4990
 lbrennan@seacrestservices.com

<http://golfvillasatpganational.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,600 sq ft	Jan 2025	\$342,000	\$214
	1,366 sq ft	Jan 2025	\$400,000	\$293
	1,366 sq ft	Jan 2025	\$449,000	\$329
	1,366 sq ft	Dec 2024	\$340,000	\$249
	1,366 sq ft	Dec 2024	\$530,000	\$388

Market Information



Golf Villas:	\$320/sq. ft.	Palm Beach Gardens:	\$347/sq. ft.
Palm Beach Gardens:	\$347/sq. ft.	Palm Beach:	\$465/sq. ft.

Inventory for Sale



Golf Villas	4%
Palm Beach Gardens	3%
Palm Beach	4%

Avg. Time to Close Over Last 12 Months

Golf Villas	53 days
Palm Beach Gardens	54 days
Palm Beach	62 days