

# Unit 2772 Eagle Rock Cir # 403 - Ventura Greens at Emerald Dunes

2772 Eagle Rock Cir # 403 - 2772-2812 Eagle Rock Cir, West Palm Beach, FL, Palm Beach 33411

## Unit Information

MLS Number: RX-11023425  
 Status: Active  
 Size: 2,118 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2+ Spaces, Driveway, Garage - Attached, Guest, Vehicle Restrictions  
 View: Garden, Other  
 List Price: \$435,000  
 List PPSF: \$205  
 Valuated Price: \$378,000  
 Valuated PPSF: \$216

*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: 70  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

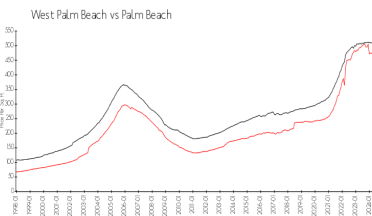
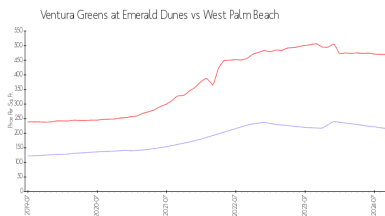
## Building Association Information

Ventura Greens At Emerald Dunes  
 Condominium Association, Inc.  
 2790 Eagle Rock Cir  
 West Palm Beach  
 FL 33411

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2	2,118 sq ft	Dec 2023	\$420,000	\$198

## Market Information



Ventura Greens at Emerald Dunes:	\$216/sq. ft.	West Palm Beach:	\$470/sq. ft.
West Palm Beach:	\$470/sq. ft.	Palm Beach:	\$466/sq. ft.

## Inventory for Sale

Ventura Greens at Emerald Dunes: 6%  
 West Palm Beach: 4%  
 Palm Beach: 4%

## Avg. Time to Close Over Last 12 Months

Ventura Greens at Emerald Dunes	n/a
West Palm Beach	56 days
Palm Beach	60 days