

Unit 1604 - Lands of the President 2

1604 - 2000 Presidential Wy, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number:	RX-11025205
Status:	Active
Size:	1,707 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2+ Spaces, Carport - Attached, Guest
View:	Golf
List Price:	\$429,000
List PPSF:	\$251
Valuated Price:	\$370,000
Valuated PPSF:	\$247

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:	114
Number of active listings for rent:	3
Number of active listings for sale:	7
Building inventory for sale:	6%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

Building Association Information

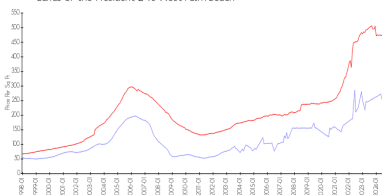
Lands Of The President 2 Condominium Association Inc
Washington Tower
2000 Presidential Way
West Palm Beach, FL33401-1515
(561) 689-9245

Recent Sales

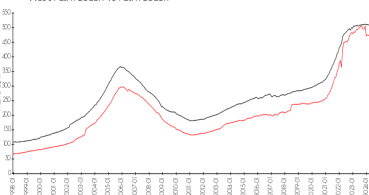
Unit #	Size	Closing Date	Sale Price	PPSF
301	1,496 sq ft	Sep 2024	\$295,000	\$197
901	1,707 sq ft	Jul 2024	\$220,000	\$129
505	1,395 sq ft	May 2024	\$280,000	\$201
805	1,395 sq ft	Mar 2024	\$350,000	\$251

Market Information

Lands of the President 2 vs West Palm Beach



West Palm Beach vs Palm Beach



Lands of the President 2:	\$240/sq. ft.	West Palm Beach:	\$470/sq. ft.
West Palm Beach:	\$470/sq. ft.	Palm Beach:	\$466/sq. ft.

Inventory for Sale

Lands of the President 2	6%
West Palm Beach	4%
Palm Beach	4%

Avg. Time to Close Over Last 12 Months

Lands of the President 2	n/a
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West Palm Beach
Palm Beach

55 days
60 days