

Unit 709 - Le Chateau Royal

709 - 3540 S Ocean Blvd, South Palm Beach, FL, Palm Beach 33480

Unit Information

MLS Number:	RX-11032010
Status:	Active
Size:	802 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Garage - Building, Guest
View:	City, Ocean
List Price:	\$299,000
List PPSF:	\$373
Valuated Price:	\$217,000
Valuated PPSF:	\$271

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:	136
Number of active listings for rent:	0
Number of active listings for sale:	12
Building inventory for sale:	8%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

Building Association Information

Le Chateau Royal Condo Association
 Address: 3540 S Ocean Blvd,
 Palm Beach, FL 33480
 Phone: +1 561-585-3940

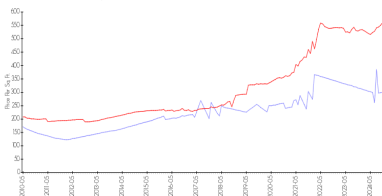
<http://www.lechateauroyal.net/>

Recent Sales

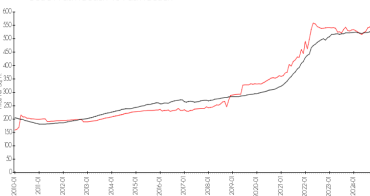
Unit #	Size	Closing Date	Sale Price	PPSF
603		Dec 2024	\$250,000	
107	1,036 sq ft	Nov 2024	\$330,000	\$319
115	802 sq ft	Sep 2024	\$150,000	\$187
302e	802 sq ft	Aug 2024	\$318,000	\$397
612	1,150 sq ft	Jul 2024	\$259,000	\$225

Market Information

Le Chateau Royal, vs South Palm Beach



South Palm Beach vs Palm Beach



Le Chateau Royal:	\$297/sq. ft.	South Palm Beach:	\$565/sq. ft.
South Palm Beach:	\$565/sq. ft.	Palm Beach:	\$465/sq. ft.

Inventory for Sale

Le Chateau Royal	9%
South Palm Beach	6%
Palm Beach	4%

Avg. Time to Close Over Last 12 Months



Le Chateau Royal
South Palm Beach
Palm Beach

88 days
88 days
62 days