

Unit 1803 - Two City Plaza

1803 - 701 S Olive Av, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number: RX-11033087
 Status: Active
 Size: 2,352 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Assigned
 View:
 List Price: \$2,395,000
 List PPSF: \$1,018
 Valuated Price: \$1,636,000
 Valuated PPSF: \$696

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.

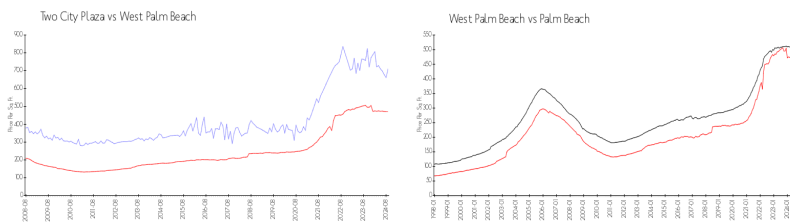
Building Information

Number of units: 448
 Number of active listings for rent: 5
 Number of active listings for sale: 18
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 24
 Number of sales over the last 6 months: 11
 Number of sales over the last 3 months: 5

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1901	3,000 sq ft	Nov 2024	\$3,000,000	\$1,000
1204	1,625 sq ft	Nov 2024	\$1,225,000	\$754
807	1,170 sq ft	Oct 2024	\$675,000	\$577
2003	2,352 sq ft	Sep 2024	\$2,572,500	\$1,094
1513	1,170 sq ft	Aug 2024	\$740,000	\$632
1605	1,170 sq ft	Aug 2024	\$605,000	\$517

Market Information



Two City Plaza: \$710/sq. ft.
 West Palm Beach: \$470/sq. ft.
 West Palm Beach: \$470/sq. ft.
 Palm Beach: \$466/sq. ft.

Inventory for Sale

Two City Plaza: 4%
 West Palm Beach: 4%
 Palm Beach: 4%

Avg. Time to Close Over Last 12 Months

Two City Plaza: 90 days
 West Palm Beach: 56 days
 Palm Beach: 60 days

