

# Unit 319 - Old Port Cove Tower 2

319 - 130-136 Lakeshore Dr, North Palm Beach, FL, Palm Beach 33408

## Unit Information

MLS Number: RX-11033488  
 Status: Active  
 Size: 1,508 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Covered, Guest  
 View:  
 List Price: \$407,000  
 List PPSF: \$270  
 Valuated Price: \$445,000  
 Valuated PPSF: \$360

*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: 177  
 Number of active listings for rent: 0  
 Number of active listings for sale: 12  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 11  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 1

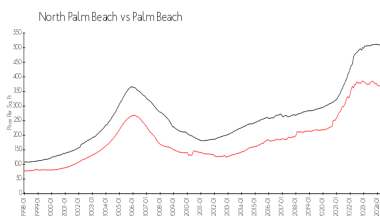
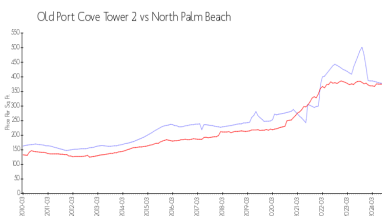
## Building Association Information

Old Port Cove Condominium  
 Association Three Inc  
 124 Lakeshore Drive Apartment 1129  
 North Palm Beach, FL 33408  
 Phone: (561) 626-3982

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1114	1,450 sq ft	Nov 2024	\$425,000	\$293
G28-G-29	2,870 sq ft	Jul 2024	\$1,580,000	\$551
819	1,535 sq ft	Jul 2024	\$460,000	\$300
910	1,450 sq ft	Jun 2024	\$500,000	\$345
520	1,595 sq ft	Jun 2024	\$375,000	\$235
210	1,235 sq ft	Jun 2024	\$291,600	\$236
1020	1,235 sq ft	Jun 2024	\$492,000	\$398

## Market Information



Old Port Cove Tower 2: \$376/sq. ft.

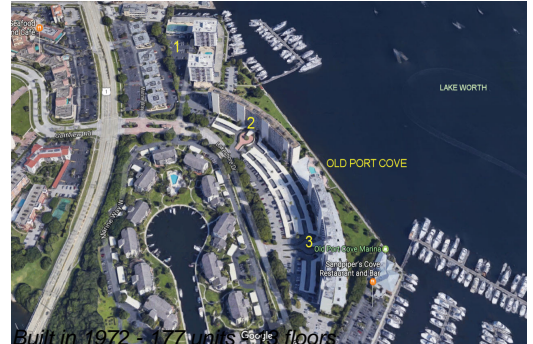
North Palm Beach: \$376/sq. ft.

North Palm Beach: \$376/sq. ft.

Palm Beach: \$466/sq. ft.

## Inventory for Sale

Old Port Cove Tower 2: 7%  
 North Palm Beach: 5%  
 Palm Beach: 4%



## **Avg. Time to Close Over Last 12 Months**

Old Port Cove Tower 2	54 days
North Palm Beach	68 days
Palm Beach	60 days