

# Unit 1121 Cactus Ter # 204 - Pines of Delray

1121 Cactus Ter # 204 - 2380-2530 Black Olive Blvd, Delray Beach, FL, Palm Beach 33445

## Unit Information

MLS Number:	RX-11034717
Status:	Active
Size:	1,167 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned, Guest, Vehicle Restrictions
View:	Garden
List Price:	\$159,900
List PPSF:	\$137
Valuated Price:	\$163,000
Valuated PPSF:	\$140

*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:	684
Number of active listings for rent:	0
Number of active listings for sale:	28
Building inventory for sale:	4%
Number of sales over the last 12 months:	19
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	4

## Building Association Information

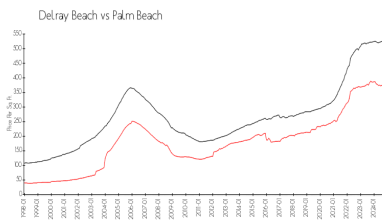
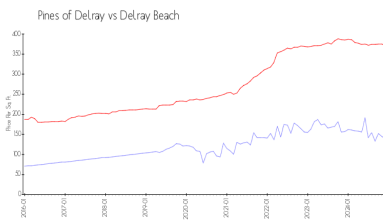
The Pines of Delray Association Inc  
 2451 Black Olive Boulevard  
 Delray Beach, FL 33445  
 (561) 276-3539

<https://www.thepinesofdelray.com/Page/29>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
102	1,167 sq ft	Dec 2024	\$240,000	\$206
103	1,167 sq ft	Dec 2024	\$167,500	\$144
204	1,167 sq ft	Dec 2024	\$105,000	\$90
202	1,167 sq ft	Dec 2024	\$135,000	\$116
103	1,327 sq ft	Oct 2024	\$214,000	\$161
201	1,167 sq ft	Oct 2024	\$167,000	\$143
203	1,167 sq ft	Oct 2024	\$152,000	\$130

## Market Information



Pines of Delray:	\$139/sq. ft.	Delray Beach:	\$371/sq. ft.
Delray Beach:	\$371/sq. ft.	Palm Beach:	\$465/sq. ft.

## Inventory for Sale

Pines of Delray	4%
Delray Beach	3%



Palm Beach 4%

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

Pines of Delray	56 days
Delray Beach	59 days
Palm Beach	62 days