

# Unit 616 - Edge

616 - 300 S Australian Av, West Palm Beach, FL, Palm Beach 33401

## Unit Information

MLS Number: RX-11036122  
 Status: Active  
 Size: 834 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces: Deeded  
 View: Garden  
 List Price: \$365,000  
 List PPSF: \$438  
 Valuated Price: \$351,000  
 Valuated PPSF: \$464

*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: 307  
 Number of active listings for rent: 13  
 Number of active listings for sale: 12  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 9  
 Number of sales over the last 3 months: 6

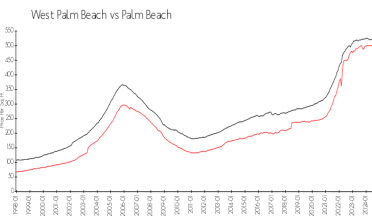
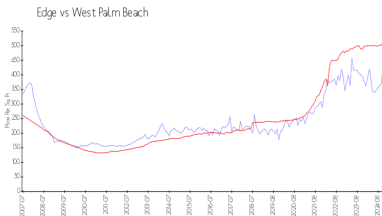
## Building Association Information

The Edge Condominium No One  
 Association Inc  
 (561) 655-1441

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
324	894 sq ft	Jan 2025	\$329,900	\$369
820	1,600 sq ft	Dec 2024	\$566,500	\$354
106	1,164 sq ft	Dec 2024	\$450,000	\$387
1019	1,302 sq ft	Dec 2024	\$390,000	\$300
129	1,887 sq ft	Dec 2024	\$755,000	\$400

## Market Information



Edge: \$437/sq. ft.      West Palm Beach: \$502/sq. ft.  
 West Palm Beach: \$502/sq. ft.      Palm Beach: \$465/sq. ft.

## Inventory for Sale

Edge: 4%  
 West Palm Beach: 5%  
 Palm Beach: 4%

## Avg. Time to Close Over Last 12 Months

Edge: 63 days  
 West Palm Beach: 56 days  
 Palm Beach: 62 days

