

Unit 1145 - Old Port Cove Tower West

1145 - 123 Lakeshore Dr, North Palm Beach, FL, Palm Beach 33408

Unit Information

MLS Number: RX-11036796
 Status: Active
 Size: 2,159 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Carport - Detached, Deeded, Guest, Open
 View: Intracoastal, Lagoon, Marina, Ocean
 List Price: \$949,900
 List PPSF: \$440
 Valuated Price: \$647,000
 Valuated PPSF: \$414

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: 84
 Number of active listings for rent: 0
 Number of active listings for sale: 7
 Building inventory for sale: 8%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

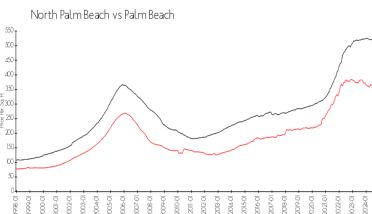
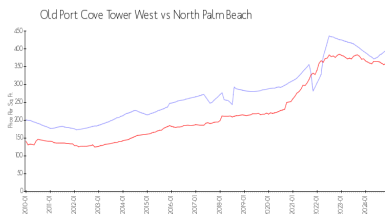
Building Association Information

Old Port Cove Corporation
 1200 Us Highway No 1
 North Palm Beach, FL 33408
 Phone: (561) 626-1350

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1442	2,159 sq ft	Dec 2024	\$600,000	\$278
2143	2,478 sq ft	Sep 2024	\$900,000	\$363
1842	2,110 sq ft	Jul 2024	\$575,000	\$273
1943	2,950 sq ft	Jul 2024	\$800,000	\$271
442	2,110 sq ft	May 2024	\$535,000	\$254
343	2,983 sq ft	May 2024	\$830,000	\$278

Market Information



Old Port Cove Tower West: \$400/sq. ft.
 North Palm Beach: \$363/sq. ft.

North Palm Beach: \$363/sq. ft.
 Palm Beach: \$464/sq. ft.

Inventory for Sale

Old Port Cove Tower West: 8%
 North Palm Beach: 6%
 Palm Beach: 4%



Avg. Time to Close Over Last 12 Months

Old Port Cove Tower West	n/a
North Palm Beach	72 days
Palm Beach	62 days