

# Unit 2500 Black Olive Blvd # 202 - Pines of Delray

2500 Black Olive Blvd # 202 - 2380-2530 Black Olive Blvd, Delray Beach, FL, Palm Beach 33445

## Unit Information

MLS Number: RX-11037211  
 Status: Active  
 Size: 1,167 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest, Vehicle Restrictions  
 View:  
 List Price: \$169,500  
 List PPSF: \$145  
 Valuated Price: \$157,000  
 Valuated PPSF: \$135

*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: 35  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 18  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 4

## Building Association Information

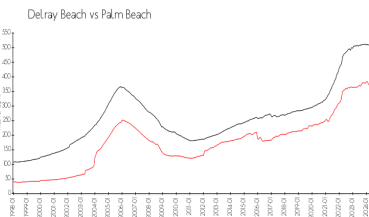
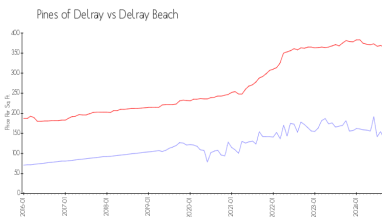
The Pines of Delray Association Inc  
 2451 Black Olive Boulevard  
 Delray Beach, FL 33445  
 (561) 276-3539

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

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
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
103	1,167 sq ft	Sep 2024	\$155,000	\$133
102	1,167 sq ft	Jul 2024	\$165,000	\$141

## Market Information



Pines of Delray: \$133/sq. ft.  
 Delray Beach: \$365/sq. ft.

Delray Beach: \$365/sq. ft.  
 Palm Beach: \$466/sq. ft.

## Inventory for Sale

Pines of Delray: 5%  
 Delray Beach: 3%



Palm Beach 4%

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

Pines of Delray	38 days
Delray Beach	56 days
Palm Beach	60 days