

# Unit 55 - Sun Flower

55 - 7200 NW 2 Ave, Boca Raton, FL, Palm Beach 33487

## Unit Information

MLS Number: RX-11037779  
 Status: Active  
 Size: 1,054 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest  
 View: Garden  
 List Price: \$338,000  
 List PPSF: \$321  
 Valuated Price: \$310,000  
 Valuated PPSF: \$294

*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: 174  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 1

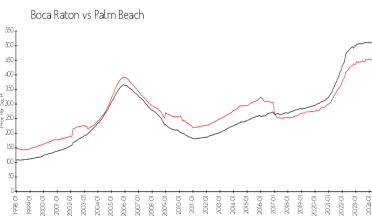
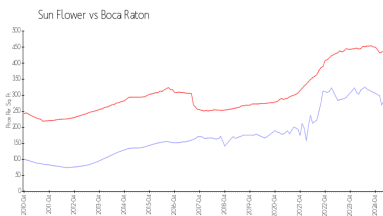
## Building Association Information

Sunflower Condominium Association Inc  
 7200 NW 2nd Avenue Apartment 175  
 Boca Raton, FL 33487  
 Phone: (561) 997-4090

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
106	1,054 sq ft	Sep 2024	\$335,000	\$318
152	1,054 sq ft	Aug 2024	\$335,000	\$318
83	1,054 sq ft	Jul 2024	\$285,000	\$270
100	1,054 sq ft	Jun 2024	\$315,000	\$299
1250	1,054 sq ft	Apr 2024	\$322,000	\$306

## Market Information



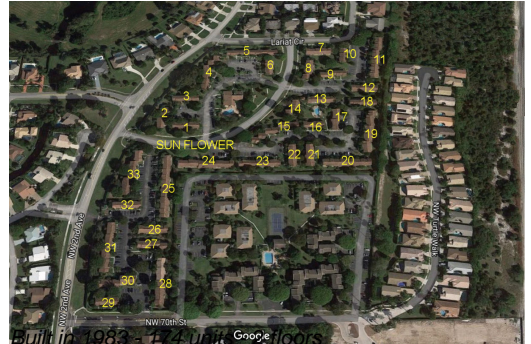
Sun Flower: \$294/sq. ft.      Boca Raton: \$431/sq. ft.  
 Boca Raton: \$431/sq. ft.      Palm Beach: \$466/sq. ft.

## Inventory for Sale

Sun Flower: 2%  
 Boca Raton: 4%  
 Palm Beach: 4%

## Avg. Time to Close Over Last 12 Months

Sun Flower: 40 days  
 Boca Raton: 61 days



Palm Beach

60 days