

# Unit 4 Via de Casas Sur # 201 - South Lake

4 Via de Casas Sur # 201 - 1-23 Via de Casas Sur, Boynton Beach, FL, Palm Beach 33426

## Unit Information

MLS Number: RX-11037816  
 Status: Active  
 Size: 1,096 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Garage - Building  
 View: Other  
 List Price: \$275,000  
 List PPSF: \$251  
 Valuated Price: \$265,000  
 Valuated PPSF: \$174

*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: 198  
 Number of active listings for rent: 0  
 Number of active listings for sale: 18  
 Building inventory for sale: 9%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

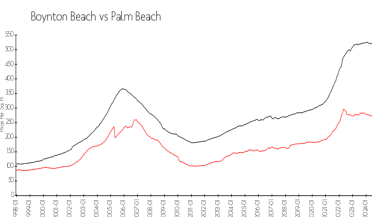
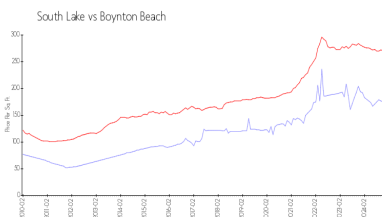
## Building Association Information

SOUTHLAKE I  
 CONDOMINIUM ASSOCIATION, INC.  
 Principal Address  
 1 VIA DE CASAS SUR  
 BOYNTON BEACH, FL 33426  
 Mailing Address  
 C/O CENTURY MANAGEMENT CONSULTANTS  
 2950 JOG ROAD  
 LAKE WORTH, FL 33467

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 101    | 1,187 sq ft | Dec 2024     | \$220,000  | \$185 |
| 202    | 1,054 sq ft | Oct 2024     | \$201,900  | \$192 |
| 103    | 996 sq ft   | Sep 2024     | \$277,000  | \$278 |
| 202    | 1,082 sq ft | Jun 2024     | \$285,000  | \$263 |
| 203    | 1,096 sq ft | Jun 2024     | \$225,000  | \$205 |
| 201    | 1,096 sq ft | Jun 2024     | \$235,000  | \$214 |

## Market Information



South Lake: \$173/sq. ft.  
 Boynton Beach: \$267/sq. ft.  
 Boynton Beach: \$267/sq. ft.  
 Palm Beach: \$465/sq. ft.

## Inventory for Sale



|               |    |
|---------------|----|
| South Lake    | 9% |
| Boynton Beach | 3% |
| Palm Beach    | 4% |

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

|               |         |
|---------------|---------|
| South Lake    | 70 days |
| Boynton Beach | 52 days |
| Palm Beach    | 62 days |