

# Unit 14406 Via Royale # 1 - Emerald Pointe

14406 Via Royale # 1 - 14311-14526 Via Royale, Delray Beach, FL, Palm Beach 33446



## Unit Information

MLS Number:	RX-11038750
Status:	Active
Size:	1,842 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Carport - Detached, Deeded
View:	Garden
List Price:	\$369,000
List PPSF:	\$200
Valuated Price:	\$337,000
Valuated PPSF:	\$198

*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:	330
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	3%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

## Building Association Information

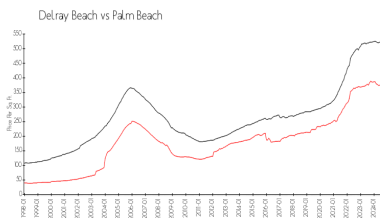
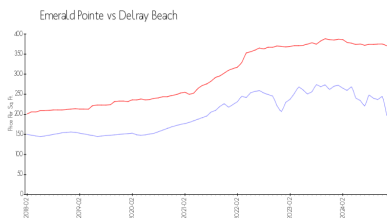
Emerald Pointe  
 Address: 7648 Emerald Pointe Blvd,  
 Delray Beach, FL 33446  
 Phone: +1 561-495-5509

<http://emeraldpointedelraybeach.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,524 sq ft	Jan 2025	\$337,000	\$221
	1,684 sq ft	Jan 2025	\$303,000	\$180
1	1,706 sq ft	Nov 2024	\$335,000	\$196
	1,540 sq ft	Nov 2024	\$450,000	\$292
	2,030 sq ft	Oct 2024	\$395,000	\$195

## Market Information



Emerald Pointe:	\$198/sq. ft.	Delray Beach:	\$371/sq. ft.
Delray Beach:	\$371/sq. ft.	Palm Beach:	\$464/sq. ft.

## Inventory for Sale

Emerald Pointe	3%
Delray Beach	3%
Palm Beach	4%

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

Emerald Pointe	41 days
Delray Beach	59 days
Palm Beach	62 days