

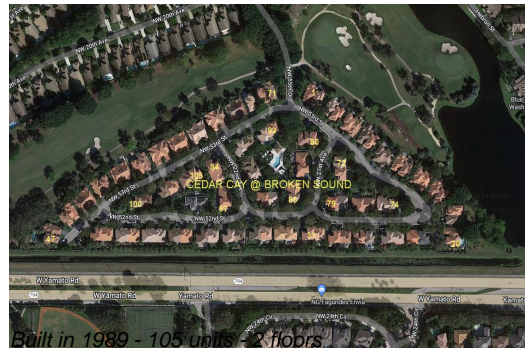
Unit 2225 NW 53rd St - Cedar Cay at Broken Sound

2225 NW 53rd St - 2002-2299 NW 53 St, Boca Raton, FL, Palm Beach 33496

Unit Information

MLS Number:	RX-11080778
Status:	Active
Size:	1,607 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2+ Spaces, Driveway, Garage - Attached, Other - See Remarks, Vehicle Restrictions
View:	Garden, Golf
Rental Price:	\$12,000
List PPSF:	\$7
Valuated Price:	\$411,000
Valuated PPSF:	\$256

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

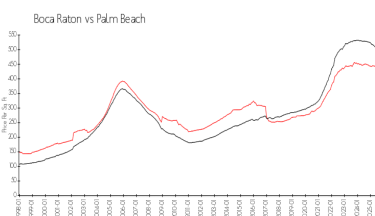
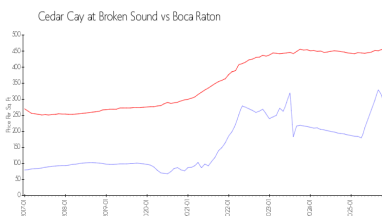
Number of units:	105
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	2%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	4

Building Association Information

Cedar Cay HOA
2401 Willow Springs Dr
Boca Raton, FL,
+1 561-826-7908
+1 561-241-6800

<https://>

Market Information



Cedar Cay at Broken Sound:	\$255/sq. ft.	Boca Raton:	\$457/sq. ft.
Boca Raton:	\$457/sq. ft.	Palm Beach:	\$452/sq. ft.

Inventory for Sale

Cedar Cay at Broken Sound	3%
Boca Raton	3%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Cedar Cay at Broken Sound	97 days
Boca Raton	80 days

Palm Beach

77 days