

Unit 6944 Briarlake Cir # K-203 - Briarwood

6944 Briarlake Cir # K-203 - 12790-12962 Briarlake Dr, West Palm Beach, FL, Palm Beach 33418

Unit Information

MLS Number: RX-11106491
 Status: Active
 Size: 1,300 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Guest
 View: Lake
 List Price: \$379,000
 List PPSF: \$292
 Valuated Price: \$354,000
 Valuated PPSF: \$272

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: 112
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 12
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

Building Association Information

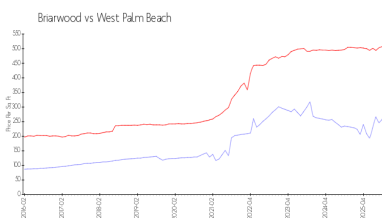
Briarwood Condominium Association
 Address: 12929 Briarlake Dr,
 West Palm Beach, FL 33418
 Phone: +1 561-775-2002

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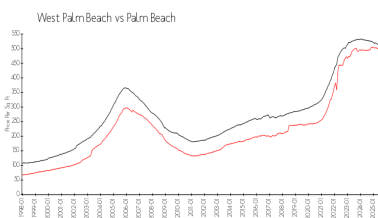
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
201	1,350 sq ft	Sep 2025	\$322,000	\$239
101	1,300 sq ft	Aug 2025	\$344,000	\$265
104	1,000 sq ft	Jul 2025	\$172,500	\$173
203	1,000 sq ft	May 2025	\$210,000	\$210
103	1,000 sq ft	Apr 2025	\$210,000	\$210
103	1,000 sq ft	Apr 2025	\$190,000	\$190
202	1,000 sq ft	Apr 2025	\$320,000	\$320

Market Information



Briarwood: \$271/sq. ft.
 West Palm Beach: \$506/sq. ft.



West Palm Beach: \$506/sq. ft.
 Palm Beach: \$453/sq. ft.

Inventory for Sale

Briarwood 4%
 West Palm Beach 2%



Built in 1982/1989 - 112 units - 2 floors

Palm Beach	2%
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Avg. Time to Close Over Last 12 Months

Briarwood	101 days
West Palm Beach	70 days
Palm Beach	77 days