

# Unit 5749 Gemstone Ct # 105 - Coral cove

5749 Gemstone Ct # 105 - 12540 Majestic Cir, Boynton Beach, FL, Palm Beach 33437

## Unit Information

|                 |                          |
|-----------------|--------------------------|
| MLS Number:     | RX-11109705              |
| Status:         | Active                   |
| Size:           | 1,869 Sq ft.             |
| Bedrooms:       | 3                        |
| Full Bathrooms: | 2                        |
| Half Bathrooms: | 0                        |
| Parking Spaces: | 2+ Spaces,Assigned,Guest |
| View:           | Garden,Lake              |
| List Price:     | \$225,000                |
| List PPSF:      | \$120                    |
| Valuated Price: | \$237,000                |
| Valuated PPSF:  | \$132                    |

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.

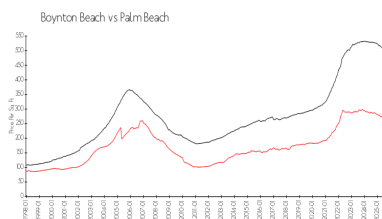
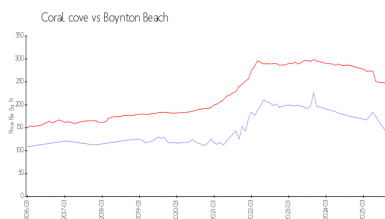
## Building Information

|                                          |     |
|------------------------------------------|-----|
| Number of units:                         | 256 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 9   |
| Building inventory for sale:             | 3%  |
| Number of sales over the last 12 months: | 7   |
| Number of sales over the last 6 months:  | 4   |
| Number of sales over the last 3 months:  | 1   |

## Recent Sales

| Unit #  | Size        | Closing Date | Sale Price | PPSF  |
|---------|-------------|--------------|------------|-------|
| 204     | 1,500 sq ft | Oct 2025     | \$170,000  | \$113 |
| 404     | 1,869 sq ft | Sep 2025     | \$390,000  | \$209 |
| 208     | 1,500 sq ft | Aug 2025     | \$180,000  | \$120 |
| 205     | 1,869 sq ft | Jun 2025     | \$327,000  | \$175 |
| Apt 405 | 1,795 sq ft | Apr 2025     | \$287,500  | \$160 |
| 308     | 1,795 sq ft | Apr 2025     | \$325,000  | \$181 |
| 106     | 1,795 sq ft | Apr 2025     | \$287,500  | \$160 |

## Market Information



Coral cove: \$134/sq. ft.  
Boynton Beach: \$250/sq. ft.

Boynton Beach: \$250/sq. ft.  
Palm Beach: \$453/sq. ft.

## Inventory for Sale

|               |    |
|---------------|----|
| Coral cove    | 4% |
| Boynton Beach | 2% |
| Palm Beach    | 3% |

## Avg. Time to Close Over Last 12 Months

|               |         |
|---------------|---------|
| Coral cove    | 90 days |
| Boynton Beach | 65 days |
| Palm Beach    | 77 days |



Built in 2001 - 256 units - 4 floors