

Unit 438 Brackenwood Ln S - Golf Villas

438 Brackenwood Ln S - 100-170 Brackenwood Rd, Palm Beach Gardens, FL, Palm Beach 33418

Unit Information

MLS Number:	RX-11138953
Status:	Active Under Contract
Size:	1,366 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2+ Spaces
View:	Golf
List Price:	\$499,000
List PPSF:	\$365
Valuated Price:	\$399,000
Valuated PPSF:	\$292

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:	340
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	1%
Number of sales over the last 12 months:	25
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	5

Building Association Information

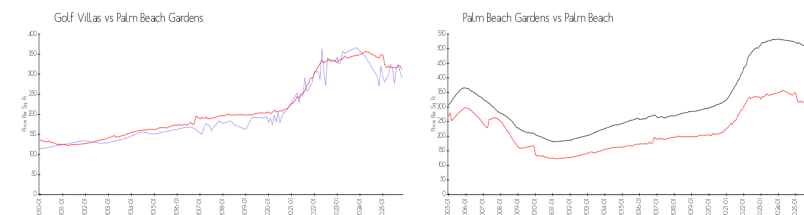
Golf Villas community management
SEACREST SERVICES, INC.
2400 Centrepark W. Drive, Ste. 175
West Palm Beach, FL 33409
561-697-4990
lbrennan@seacrestservices.com

<https://golfvillasatpganational.com/>

Recent Sales

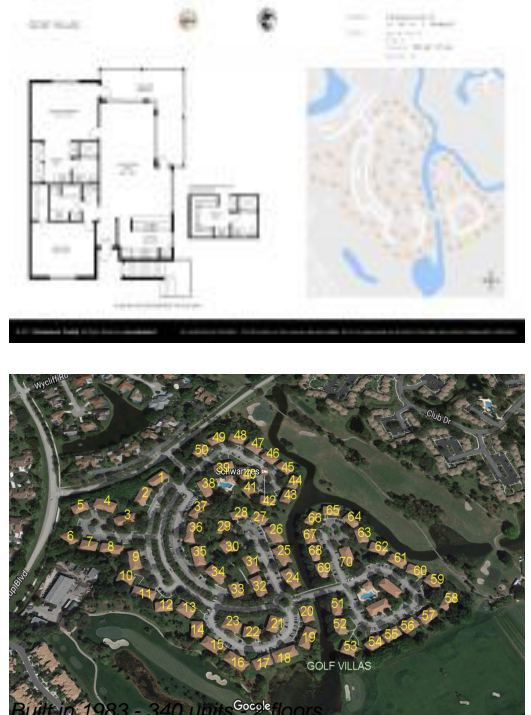
Unit #	Size	Closing Date	Sale Price	PPSF
	1,366 sq ft	Nov 2025	\$382,500	\$280
	1,366 sq ft	Oct 2025	\$375,000	\$275
	1,366 sq ft	Oct 2025	\$380,000	\$278
	1,366 sq ft	Oct 2025	\$350,000	\$256
	1,366 sq ft	Sep 2025	\$460,000	\$337
	1,180 sq ft	Sep 2025	\$362,500	\$307

Market Information



Golf Villas:	\$291/sq. ft.	Palm Beach	\$312/sq. ft.
Palm Beach	\$312/sq. ft.	Gardens:	
Gardens:		Palm Beach:	\$453/sq. ft.

Inventory for Sale



Golf Villas	1%
Palm Beach Gardens	2%
Palm Beach	2%

Avg. Time to Close Over Last 12 Months

Golf Villas	73 days
Palm Beach Gardens	66 days
Palm Beach	77 days