

Unit 1101 Cactus Ter # 204 - Pines of Delray

1101 Cactus Ter # 204 - 2380-2530 Black Olive Blvd, Delray Beach, FL, Palm Beach 33445

Unit Information

MLS Number:	RX-11144635
Status:	Active
Size:	1,167 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned, Open
View:	Garden, Other
List Price:	\$225,000
List PPSF:	\$193
Valuated Price:	\$191,000
Valuated PPSF:	\$164

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:	684
Number of active listings for rent:	0
Number of active listings for sale:	22
Building inventory for sale:	3%
Number of sales over the last 12 months:	40
Number of sales over the last 6 months:	18
Number of sales over the last 3 months:	6

Building Association Information

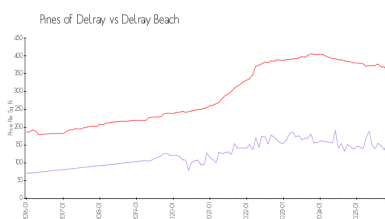
The Pines of Delray Association Inc
2451 Black Olive Boulevard
Delray Beach, FL 33445
(561) 276-3539

<https://www.thepinesofdelray.com/Page/29>

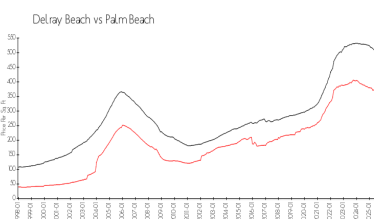
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
102	1,167 sq ft	Nov 2025	\$165,000	\$141
104	1,167 sq ft	Nov 2025	\$214,000	\$183
100d	1,167 sq ft	Oct 2025	\$220,000	\$189
104	1,167 sq ft	Oct 2025	\$170,000	\$146
203	1,167 sq ft	Oct 2025	\$86,000	\$74
31-B	982 sq ft	Oct 2025	\$135,000	\$137

Market Information



Pines of Delray: \$163/sq. ft.
Delray Beach: \$353/sq. ft.



Delray Beach: \$353/sq. ft.
Palm Beach: \$452/sq. ft.

Inventory for Sale

Pines of Delray	3%
Delray Beach	2%
Palm Beach	3%



Avg. Time to Close Over Last 12 Months

Pines of Delray	78 days
Delray Beach	76 days
Palm Beach	77 days