

Unit 16J - Eastpointe II

16J - 5380 N Ocean Dr, Singer Island, FL, Palm Beach 33404

Unit Information

MLS Number: A11522363
 Status: Active
 Size: 2,715 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Deeded Parking, Parking-Under Building
 View:
 List Price: \$1,695,000
 List PPSF: \$624
 Valuated Price: \$1,475,000
 Valuated PPSF: \$600

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: 69
 Number of active listings for rent: 5
 Number of active listings for sale: 14
 Building inventory for sale: 20%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 3

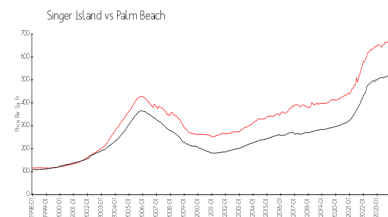
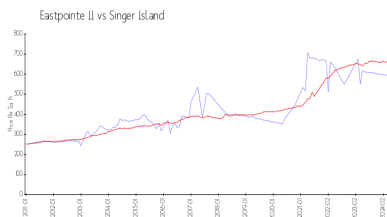
Building Association Information

Eastpointe Condominium Association, Inc 5380 N Ocean Drive Riviera Beach, FL 33404-2515 (561) 842-6771

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
16i	3,006 sq ft	Apr 2024	\$1,550,000	\$516
22i	2,482 sq ft	Mar 2024	\$1,500,000	\$604
7j	3,061 sq ft	Dec 2023	\$1,010,000	\$330

Market Information



Eastpointe II: \$595/sq. ft.
 Singer Island: \$662/sq. ft.

Singer Island: \$662/sq. ft.
 Palm Beach: \$475/sq. ft.

Inventory for Sale

Eastpointe II: 20%
 Singer Island: 4%
 Palm Beach: 3%

Avg. Time to Close Over Last 12 Months

Eastpointe II: 9 days



Singer Island
Palm Beach

80 days
56 days