

# Unit 804 - Harbor Towers & Marina

804 - 3901 S Flager Dr, West Palm Beach, FL, Palm Beach 33405

## Unit Information

MLS Number: RX-10888223  
 Status: Active  
 Size: 1,178 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Carport - Detached  
 View: Intracoastal  
 List Price: \$1,195,000  
 List PPSF: \$1,014  
 Valuated Price: \$886,000  
 Valuated PPSF: \$752

*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: 61  
 Number of active listings for rent: 0  
 Number of active listings for sale: 6  
 Building inventory for sale: 9%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

## Building Association Information

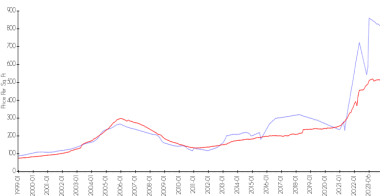
Harbor Towers & Marina Condo Assoc  
 3901 S Flagler Drive  
 West Palm Beach, FL33405-2351  
 (561) 832-2490

## Recent Sales

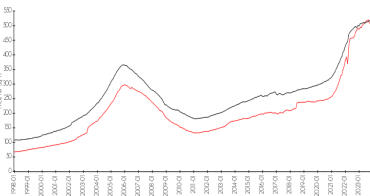
Unit #	Size	Closing Date	Sale Price	PPSF
902	1,178 sq ft	Dec 2023	\$700,000	\$594
406	1,200 sq ft	Jun 2023	\$899,000	\$749

## Market Information

Harbor Towers & Marina vs West Palm Beach



West Palm Beach vs Palm Beach

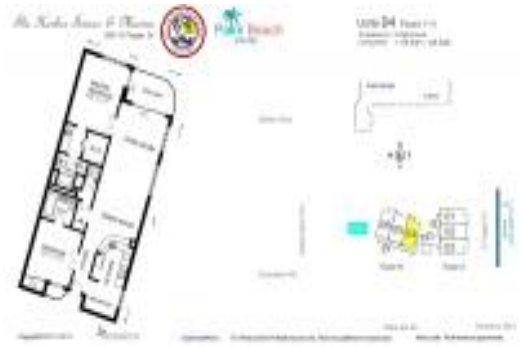


Harbor Towers & Marina: \$814/sq. ft.  
 West Palm Beach: \$511/sq. ft.  
 West Palm Beach: \$511/sq. ft.  
 Palm Beach: \$475/sq. ft.

## Inventory for Sale

Harbor Towers & Marina: 10%  
 West Palm Beach: 4%  
 Palm Beach: 3%

## Avg. Time to Close Over Last 12 Months



Harbor Towers & Marina  
West Palm Beach  
Palm Beach

115 days  
52 days  
56 days