

Unit 103 - Aberdeen Arms

103 - 4750 S Ocean Blvd, Highland Beach, FL, Palm Beach 33487

Unit Information

MLS Number: RX-10924593
 Status: Active
 Size: 1,712 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Garage - Building, Guest, Under Building
 View: Marina
 List Price: \$649,900
 List PPSF: \$380
 Valuated Price: \$668,000
 Valuated PPSF: \$473

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: 115
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

Building Association Information

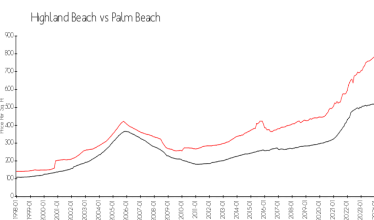
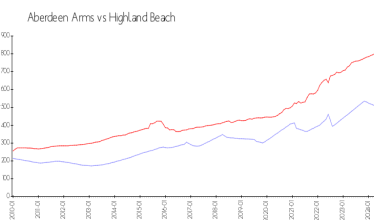
Aberdeen Arms Association
 4750 South Ocean Boulevard Apartment 305
 Highland Beach, FL 33487
 Phone: (561) 395-0949

<http://www.aberdeenarms.net>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
310	1,532 sq ft	Mar 2024	\$970,000	\$633
309	1,532 sq ft	Dec 2023	\$970,000	\$633
501	1,412 sq ft	Dec 2023	\$730,000	\$517
Ph1	1,412 sq ft	Nov 2023	\$770,000	\$545

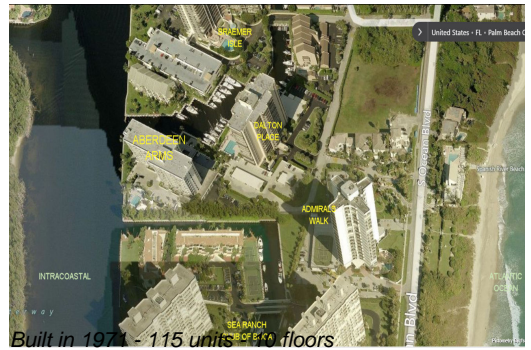
Market Information



Aberdeen Arms: \$508/sq. ft.
 Highland Beach: \$801/sq. ft.
 Highland Beach: \$801/sq. ft.
 Palm Beach: \$475/sq. ft.

Inventory for Sale

Aberdeen Arms 3%
 Highland Beach 3%



Palm Beach

3%

Avg. Time to Close Over Last 12 Months

Aberdeen Arms

80 days

Highland Beach

70 days

Palm Beach

56 days