

# Unit 1415 - Two City Plaza

1415 - 701 S Olive Av, West Palm Beach, FL, Palm Beach 33401

## Unit Information

MLS Number:	RX-10933639
Status:	Active
Size:	1,508 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned, Garage - Building, Guest
View:	City, Intracoastal
List Price:	\$1,250,000
List PPSF:	\$829
Valuated Price:	\$1,017,000
Valuated PPSF:	\$674

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.

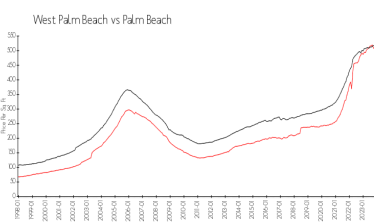
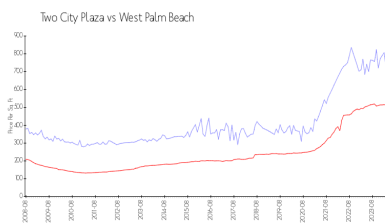
## Building Information

Number of units:	448
Number of active listings for rent:	5
Number of active listings for sale:	15
Building inventory for sale:	3%
Number of sales over the last 12 months:	25
Number of sales over the last 6 months:	15
Number of sales over the last 3 months:	7

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
911	786 sq ft	May 2024	\$475,000	\$604
206	1,020 sq ft	Apr 2024	\$600,000	\$588
720	1,476 sq ft	Apr 2024	\$1,200,000	\$813
921	1,476 sq ft	Apr 2024	\$1,160,000	\$786
1813	1,867 sq ft	Apr 2024	\$2,100,000	\$1,125

## Market Information



Two City Plaza:	\$753/sq. ft.	West Palm Beach:	\$511/sq. ft.
West Palm Beach:	\$511/sq. ft.	Palm Beach:	\$475/sq. ft.

## Inventory for Sale

Two City Plaza	3%
West Palm Beach	4%
Palm Beach	3%

## Avg. Time to Close Over Last 12 Months

Two City Plaza	78 days
West Palm Beach	52 days
Palm Beach	56 days

