

Unit 2 Abbey Ln # 107 - Abbey Village at Oriole

2 Abbey Ln # 107 - 7 Willowbrook Ln, Delray Beach, FL, Palm Beach 33446

Unit Information

MLS Number:	RX-10938919
Status:	Active
Size:	925 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned, Guest
View:	Garden
List Price:	\$159,500
List PPSF:	\$172
Valuated Price:	\$177,000
Valuated PPSF:	\$191

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:	528
Number of active listings for rent:	0
Number of active listings for sale:	23
Building inventory for sale:	4%
Number of sales over the last 12 months:	39
Number of sales over the last 6 months:	23
Number of sales over the last 3 months:	9

Building Association Information

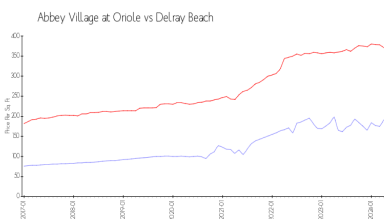
Abbey Village
 Condominium Association, Inc
 Address: 6294 Abbey Ln,
 Delray Beach, FL 33446
 Phone: +1 561-499-1438

<https://www.akamfl.com/abbeyvillage/home.asp>

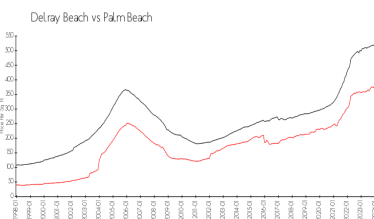
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
305	1,006 sq ft	Apr 2024	\$160,000	\$159
102	1,005 sq ft	Apr 2024	\$172,000	\$171
103	1,006 sq ft	Apr 2024	\$220,000	\$219
104	894 sq ft	Apr 2024	\$195,000	\$218
208	1,005 sq ft	Mar 2024	\$160,000	\$159
205	670 sq ft	Mar 2024	\$70,000	\$104
102	1,006 sq ft	Mar 2024	\$215,000	\$214
108	1,005 sq ft	Mar 2024	\$225,000	\$224
105	866 sq ft	Mar 2024	\$145,000	\$167

Market Information



Abbey Village at \$192/sq. ft.



Delray Beach: \$371/sq. ft.



Oriole:
Delray Beach: \$371/sq. ft. Palm Beach: \$475/sq. ft.

Inventory for Sale

Abbey Village at Oriole	4%
Delray Beach	3%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Abbey Village at Oriole	61 days
Delray Beach	54 days
Palm Beach	56 days