

Unit 11C - Admirals Walk Tower

11C - 4545 N Ocean Blvd, Boca Raton, FL, Palm Beach 33431

Unit Information

MLS Number: RX-10946680
 Status: Active
 Size: 1,892 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Assigned,Covered,Garage - Attached,Guest
 View: City,Intracoastal,Marina,Ocean
 List Price: \$1,250,000
 List PPSF: \$661
 Valuated Price: \$1,188,000
 Valuated PPSF: \$628

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: 67
 Number of active listings for rent: 0
 Number of active listings for sale: 1
 Building inventory for sale: 1%
 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: 3

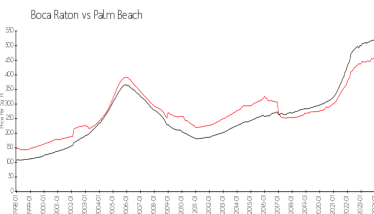
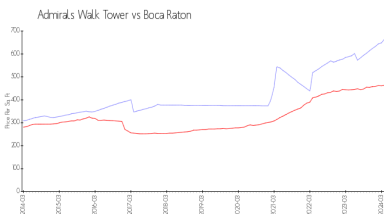
Building Association Information

Admirals Walk Condominium Association
 4545 North Ocean Boulevard
 Apartment 5C
 Boca Raton, FL 33431
 Phone: (561) 392-9034

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 16a | 2,284 sq ft | Mar 2024 | \$1,400,000 | \$613 |
| 7d | 1,892 sq ft | Mar 2024 | \$875,000 | \$462 |
| 2c | 2,030 sq ft | Mar 2024 | \$690,000 | \$340 |
| 12-A | 2,284 sq ft | Jul 2023 | \$1,375,000 | \$602 |

Market Information



| | | | |
|----------------------|---------------|-------------|---------------|
| Admirals Walk Tower: | \$664/sq. ft. | Boca Raton: | \$463/sq. ft. |
| Boca Raton: | \$463/sq. ft. | Palm Beach: | \$475/sq. ft. |

Inventory for Sale

Admirals Walk Tower: 1%
 Boca Raton: 3%
 Palm Beach: 3%



Avg. Time to Close Over Last 12 Months

| | |
|---------------------|---------|
| Admirals Walk Tower | n/a |
| Boca Raton | 57 days |
| Palm Beach | 56 days |