

Unit 1204 - Two City Plaza

1204 - 701 S Olive Av, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number: RX-10951701
 Status: Active
 Size: 1,625 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: Assigned, Garage - Building
 View: City, Intracoastal, Ocean
 List Price: \$1,259,999
 List PPSF: \$775
 Valuated Price: \$1,128,000
 Valuated PPSF: \$694

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.

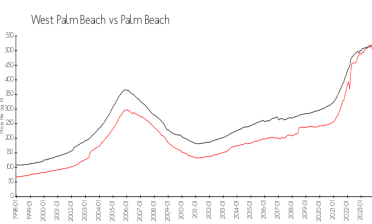
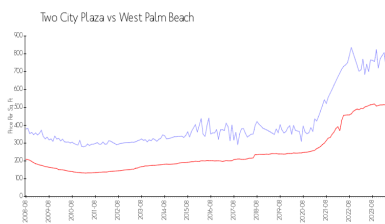
Building Information

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

