

# Unit 1305 - Ocean Trail 2

1305 - 100 Ocean Trail Wy, Jupiter, FL, Palm Beach 33477

## Unit Information

MLS Number: RX-10953425  
 Status: Active  
 Size: 1,170 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest, Open, Under Building, Vehicle Restrictions  
 View: Ocean  
 List Price: \$839,000  
 List PPSF: \$717  
 Valuated Price: \$696,000  
 Valuated PPSF: \$595

*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: 138  
 Number of active listings for rent: 6  
 Number of active listings for sale: 7  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

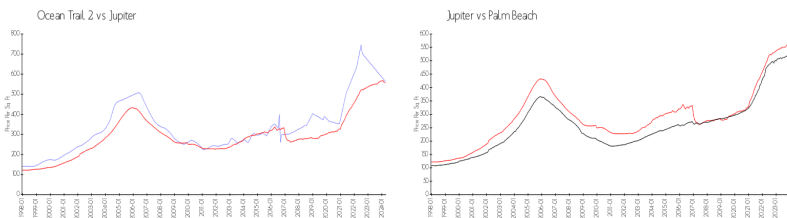
## Building Association Information

Ocean Trail Condominium Association 2 Inc 100 Ocean Trail Way  
 Jupiter, FL33477  
 (561) 747-7407

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
707	1,170 sq ft	Oct 2023	\$735,000	\$628

## Market Information



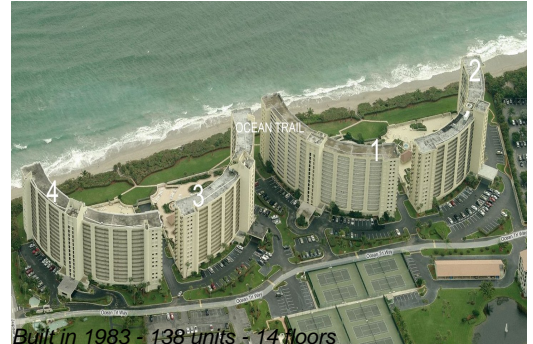
Ocean Trail 2:	\$564/sq. ft.	Jupiter:	\$557/sq. ft.
Jupiter:	\$557/sq. ft.	Palm Beach:	\$475/sq. ft.

## Inventory for Sale

Ocean Trail 2: 5%  
 Jupiter: 3%  
 Palm Beach: 3%

## Avg. Time to Close Over Last 12 Months

Ocean Trail 2: 58 days  
 Jupiter: 66 days



Palm Beach

56 days