

Unit 1111 Lake Ter # 103 - Leisureville Lake (A to O)

1111 Lake Ter # 103 - 1801 Ocean Dr, Boynton Beach, FL, Palm Beach 33426

Unit Information

| | |
|-----------------|-------------|
| MLS Number: | RX-10954921 |
| Status: | Active |
| Size: | 962 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 0 |
| Parking Spaces: | Assigned |
| View: | Garden |
| List Price: | \$164,900 |
| List PPSF: | \$171 |
| Valuated Price: | \$167,000 |
| Valuated PPSF: | \$174 |

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

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|--|-----|
| Number of units: | 295 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 11 |
| Building inventory for sale: | 3% |
| Number of sales over the last 12 months: | 25 |
| Number of sales over the last 6 months: | 14 |
| Number of sales over the last 3 months: | 5 |

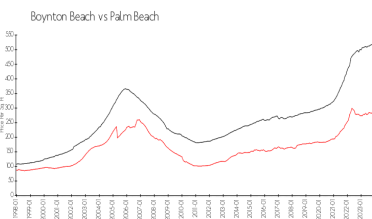
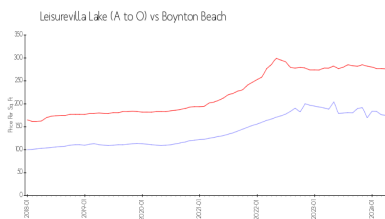
Building Association Information

Boynton Leisureville Community Association
 Address: 1807 SW 18th St,
 Boynton Beach, FL 33426,
 Phone: +1 561-732-2307

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-----------|--------------|------------|-------|
| 104 | 729 sq ft | Apr 2024 | \$260,000 | \$357 |
| 104 | 729 sq ft | Mar 2024 | \$128,000 | \$176 |
| 212 | 729 sq ft | Feb 2024 | \$142,000 | \$195 |
| 214 | 729 sq ft | Feb 2024 | \$126,000 | \$173 |
| 211 | 729 sq ft | Feb 2024 | \$138,000 | \$189 |
| 112 | 675 sq ft | Feb 2024 | \$119,000 | \$176 |

Market Information



| | | | |
|-----------------------------|---------------|----------------|---------------|
| Leisureville Lake (A to O): | \$175/sq. ft. | Boynton Beach: | \$276/sq. ft. |
| Boynton Beach: | \$276/sq. ft. | Palm Beach: | \$475/sq. ft. |

Inventory for Sale

Leisureville Lake (A to O) 4%



| | |
|---------------|----|
| Boynton Beach | 2% |
| Palm Beach | 3% |

Avg. Time to Close Over Last 12 Months

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|----------------------------|----------|
| Leisureville Lake (A to O) | 100 days |
| Boynton Beach | 48 days |
| Palm Beach | 56 days |