

Unit 1050 Lake Shore Dr # 203 - Bay Reach

1050 Lake Shore Dr # 203 - 1010-1155 Lake Shore Dr, Lake Park, FL, Palm Beach 33403

Unit Information

MLS Number: RX-10968118
 Status: Active
 Size: 1,463 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Garage - Attached, Vehicle Restrictions
 View: Intracoastal, Other
 List Price: \$334,000
 List PPSF: \$228
 Valuated Price: \$355,000
 Valuated PPSF: \$296

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: 220
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

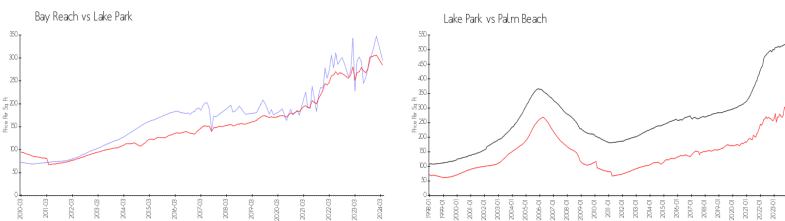
Building Association Information

Bay Reach
 Address 1001 Lake Shore Dr
 Lake Park, Florida 33403
 Phone +1 561-845-0755

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
204	1,200 sq ft	Jan 2024	\$417,500	\$348
202	1,200 sq ft	Dec 2023	\$285,000	\$238
105	1,100 sq ft	Oct 2023	\$290,000	\$264
103	920 sq ft	Oct 2023	\$420,000	\$457
104	1,140 sq ft	Oct 2023	\$285,000	\$250

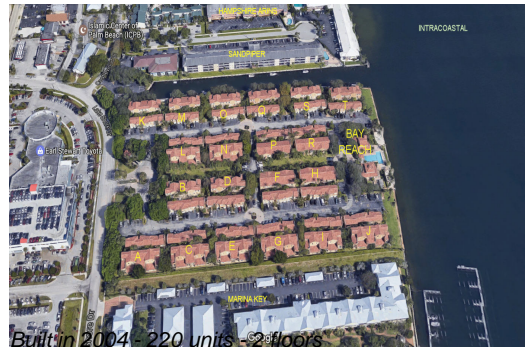
Market Information



Bay Reach: \$294/sq. ft. Lake Park: \$284/sq. ft.
 Lake Park: \$284/sq. ft. Palm Beach: \$475/sq. ft.

Inventory for Sale

Bay Reach: 4%
 Lake Park: 5%
 Palm Beach: 3%



Built in 2004 - 220 units - 9 floors

Avg. Time to Close Over Last 12 Months

Bay Reach	48 days
Lake Park	47 days
Palm Beach	56 days