

# Unit 1401 - Corniche

1401 - 5200 N Ocean Dr, Singer Island, FL, Palm Beach 33404

## Unit Information

MLS Number: RX-10971619  
 Status: Active  
 Size: 1,642 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned,Covered,Deeded,Driveway,Under Building  
 View: Intracoastal,Ocean  
 List Price: \$1,295,000  
 List PPSF: \$789  
 Valuated Price: \$1,047,000  
 Valuated PPSF: \$638

*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: 110  
 Number of active listings for rent: 3  
 Number of active listings for sale: 7  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

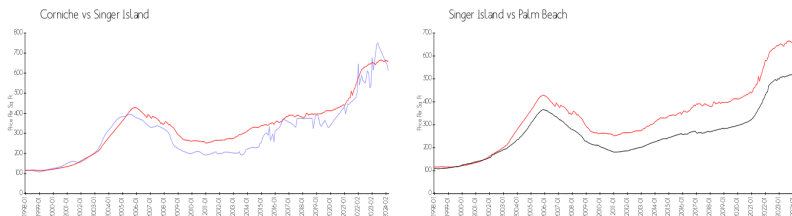
## Building Association Information

CORNICHE CONDOMINIUM ASSOCIATION INC  
 5200 N OCEAN DR  
 WEST PALM BEACH, FL 33404-2659  
 (561) 848-3911

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1702	3,362 sq ft	Mar 2024	\$1,925,000	\$573
1606	2,393 sq ft	Aug 2023	\$1,550,000	\$648
501	1,975 sq ft	Aug 2023	\$1,200,000	\$608
1203	1,857 sq ft	Jul 2023	\$1,100,000	\$592
803	1,831 sq ft	Jun 2023	\$1,100,000	\$601

## Market Information



Corniche:	\$616/sq. ft.	Singer Island:	\$662/sq. ft.
Singer Island:	\$662/sq. ft.	Palm Beach:	\$475/sq. ft.

## Inventory for Sale

Corniche: 6%  
 Singer Island: 4%  
 Palm Beach: 3%



**Avg. Time to Close Over Last 12 Months**

Corniche	70 days
Singer Island	80 days
Palm Beach	56 days