

# Unit 505 - Braemar Isle

505 - 4740 S Ocean Blvd, Highland Beach, FL, Palm Beach 33487

## Unit Information

MLS Number:	RX-10977880
Status:	Active
Size:	2,070 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Garage - Detached,Assigned
View:	Intracoastal,Canal
List Price:	\$1,800,000
List PPSF:	\$870
Valuated Price:	\$1,352,000
Valuated PPSF:	\$653



*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:	235
Number of active listings for rent:	0
Number of active listings for sale:	13
Building inventory for sale:	5%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

## Building Association Information

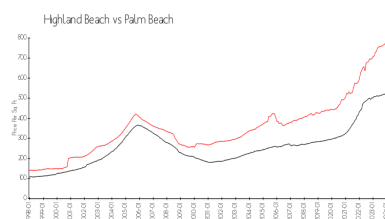
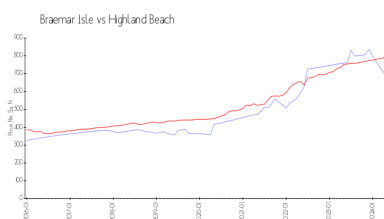
Braemar Isle Condominium Association  
Address: 4740 S Ocean Blvd,  
Highland Beach, FL 33487  
Phone: +1 561-395-2339

<https://www.braemarisle.com/home/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
508	2,350 sq ft	May 2024	\$815,000	\$347
1004	1,800 sq ft	May 2024	\$1,300,000	\$722
806	2,665 sq ft	Apr 2024	\$1,650,000	\$619
1007	1,800 sq ft	Apr 2024	\$1,350,000	\$750
1210	2,665 sq ft	Jan 2024	\$1,905,000	\$715

## Market Information



Braemar Isle:	\$675/sq. ft.	Highland Beach:	\$775/sq. ft.
Highland Beach:	\$775/sq. ft.	Palm Beach:	\$476/sq. ft.

## Inventory for Sale

Braemar Isle	6%
Highland Beach	3%

Palm Beach	3%
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**Avg. Time to Close Over Last 12 Months**

Braemar Isle	163 days
Highland Beach	71 days
Palm Beach	57 days