

Unit 3016 Grandiflora Dr # 1204 - Magnolia Bay

3016 Grandiflora Dr # 1204 - 3010-3137 Grandiflora Dr, Green Acres, FL, Palm Beach 33467

Unit Information

MLS Number:	RX-10977922
Status:	Active
Size:	1,544 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2+ Spaces
View:	Canal
List Price:	\$295,000
List PPSF:	\$191
Valuated Price:	\$285,000
Valuated PPSF:	\$201

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:	112
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	3%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	0

Building Association Information

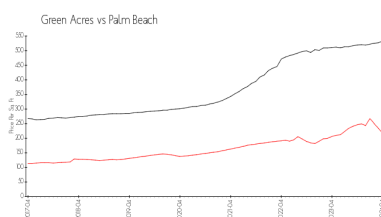
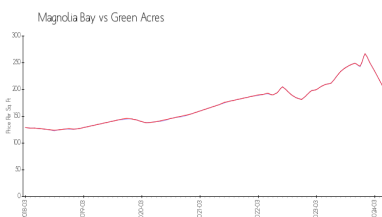
Magnolia Bay Condominium Association, Inc
2950 South Jog Road
Greenacres, FL 33467
(561) 641-1016

<https://www.cmcmanagement.biz/magnolia-bay.html>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,316 sq ft	Jan 2024	\$325,000	\$247
	1,036 sq ft	Jan 2024	\$275,000	\$265
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	1,777 sq ft	Dec 2023	\$333,000	\$187
3202	1,036 sq ft	Dec 2023	\$265,000	\$256

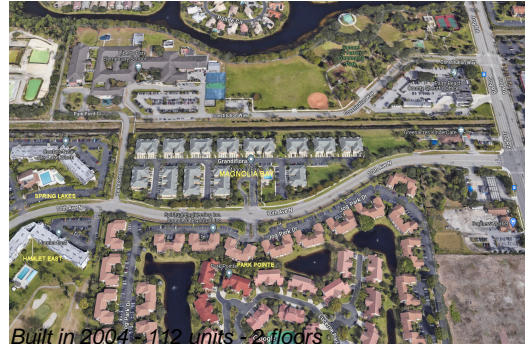
Market Information



Magnolia Bay: \$200/sq. ft.
Green Acres: \$200/sq. ft.

Green Acres: \$200/sq. ft.
Palm Beach: \$476/sq. ft.

Inventory for Sale



Magnolia Bay	4%
Green Acres	4%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Magnolia Bay	48 days
Green Acres	48 days
Palm Beach	57 days