

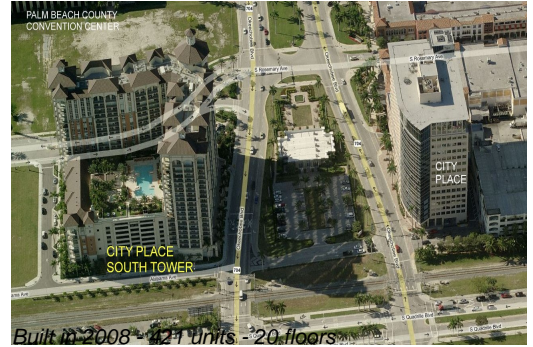
Unit LPH-17 - City Place South Tower

LPH-17 - 550 Okeechobee Blvd, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number: RX-10957357
 Status: Pending
 Size: 1,120 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned,Covered,Guest,Valet Parking Avlbl
 View: City,Intracoastal
 Rental Price: \$4,000
 List PPSF: \$4
 Valuated Price: \$770,000
 Valuated PPSF: \$688

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.

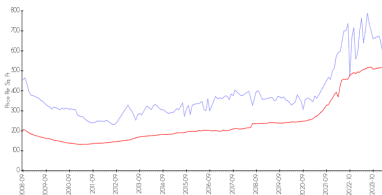


Building Information

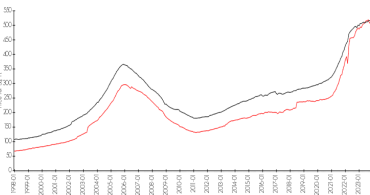
Number of units: 421
 Number of active listings for rent: 9
 Number of active listings for sale: 32
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 22
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 4

Market Information

City Place South Tower vs West Palm Beach



West Palm Beach vs Palm Beach



City Place South Tower: \$536/sq. ft.
 West Palm Beach: \$511/sq. ft.

West Palm Beach: \$511/sq. ft.
 Palm Beach: \$475/sq. ft.

Inventory for Sale

City Place South Tower: 8%
 West Palm Beach: 4%
 Palm Beach: 3%

Avg. Time to Close Over Last 12 Months

City Place South Tower: 79 days
 West Palm Beach: 52 days
 Palm Beach: 56 days