

Unit 1040 N Palm Ln # C - Pines of Delray

1040 N Palm Ln # C - 2380-2530 Black Olive Blvd, Delray Beach, FL, Palm Beach 33445

Unit Information

MLS Number:	RX-10968760
Status:	Active
Size:	1,090 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Assigned,Guest,Vehicle Restrictions
View:	Garden
List Price:	\$224,900
List PPSF:	\$206
Valuated Price:	\$153,000
Valuated PPSF:	\$156

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:	684
Number of active listings for rent:	0
Number of active listings for sale:	30
Building inventory for sale:	4%
Number of sales over the last 12 months:	27
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	8

Building Association Information

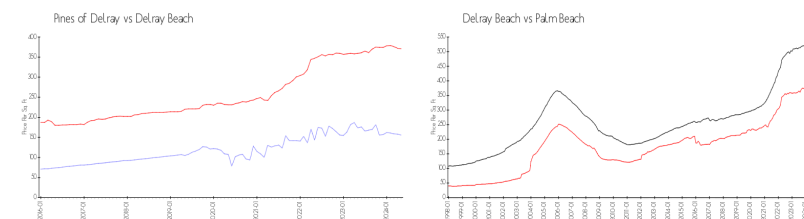
The Pines of Delray Association Inc
2451 Black Olive Boulevard
Delray Beach, FL 33445
(561) 276-3539

<https://www.thepinesofdelray.com/Page/29>

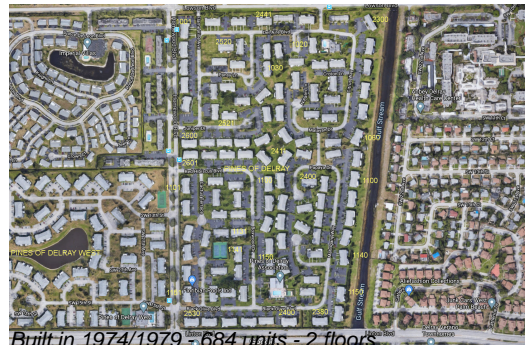
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,167 sq ft	May 2024	\$230,000	\$197
201	1,167 sq ft	May 2024	\$135,000	\$116
204	1,327 sq ft	Apr 2024	\$250,000	\$188
A	1,167 sq ft	Apr 2024	\$220,000	\$189
104	1,167 sq ft	Mar 2024	\$230,000	\$197
204	912 sq ft	Mar 2024	\$208,000	\$228
102	1,167 sq ft	Mar 2024	\$184,999	\$159
81-B	982 sq ft	Mar 2024	\$226,000	\$230

Market Information



Pines of Delray:	\$156/sq. ft.	Delray Beach:	\$371/sq. ft.
Delray Beach:	\$371/sq. ft.	Palm Beach:	\$476/sq. ft.



Built in 1974/1979 - 684 units - 2 floors

Inventory for Sale

Pines of Delray	4%
Delray Beach	2%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Pines of Delray	38 days
Delray Beach	54 days
Palm Beach	57 days