

# Unit 406 - Ambassador II

406 - 2780 S Ocean Blvd, Palm Beach, FL, Palm Beach 33480

## Unit Information

MLS Number: RX-10971086  
 Status: Active  
 Size: 900 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces: Open  
 View: Ocean  
 List Price: \$695,000  
 List PPSF: \$772  
 Valuated Price: \$559,000  
 Valuated PPSF: \$665

*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.*

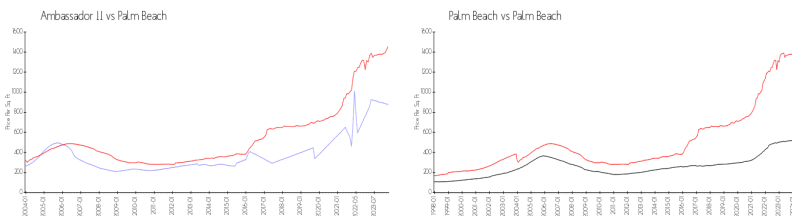
## Building Information

Number of units: 96  
 Number of active listings for rent: 0  
 Number of active listings for sale: 7  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

## Recent Sales

| Unit # | Size      | Closing Date | Sale Price | PPSF  |
|--------|-----------|--------------|------------|-------|
| 606    | 841 sq ft | Oct 2023     | \$315,000  | \$375 |

## Market Information



|                |                |             |                |
|----------------|----------------|-------------|----------------|
| Ambassador II: | \$878/sq. ft.  | Palm Beach: | \$1459/sq. ft. |
| Palm Beach:    | \$1459/sq. ft. | Palm Beach: | \$475/sq. ft.  |

## Inventory for Sale

Ambassador II: 7%  
 Palm Beach: 4%  
 Palm Beach: 3%

## Avg. Time to Close Over Last 12 Months

Ambassador II: 89 days  
 Palm Beach: 81 days  
 Palm Beach: 56 days

