

Unit 3509 Shoma Dr - Shoma Townhomes at Royal Palm

3509 Shoma Dr - 1901-4205 Shoma Dr, Royal Palm Beach, FL, Palm Beach 33414

Unit Information

MLS Number:	RX-10971768
Status:	Active
Size:	1,932 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	
View:	
List Price:	\$354,999
List PPSF:	\$184
Valuated Price:	\$357,000
Valuated PPSF:	\$185

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:	193
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	3%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	0

Building Association Information

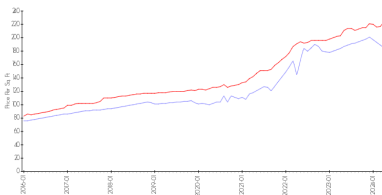
Shoma At Royal Palm Condo Assn Inc
 2300 Shoma Dr
 Royal Palm Beach, FL 33414
 Phone: (561) 795-2640

Recent Sales

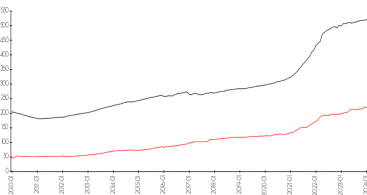
Unit #	Size	Closing Date	Sale Price	PPSF
	1,932 sq ft	Jan 2024	\$325,000	\$168
226	1,815 sq ft	Dec 2023	\$390,000	\$215
	1,815 sq ft	Dec 2023	\$339,000	\$187
	1,815 sq ft	Oct 2023	\$320,000	\$176
	1,932 sq ft	Sep 2023	\$320,000	\$166
	1,815 sq ft	Sep 2023	\$325,000	\$179

Market Information

Shoma Townhomes at Royal Palm vs Royal Palm Beach



Royal Palm Beach vs Palm Beach



Shoma Townhomes at Royal Palm: \$185/sq. ft.
 Royal Palm Beach: \$224/sq. ft.

Royal Palm Beach: \$224/sq. ft.
 Palm Beach: \$475/sq. ft.

Inventory for Sale

Shoma Townhomes at Royal Palm 3%



Royal Palm Beach	1%
Palm Beach	3%

Avg. Time to Close Over Last 12 Months

Shoma Townhomes at Royal Palm	48 days
Royal Palm Beach	34 days
Palm Beach	56 days