

Unit 1706 - Lands of the President 7

1706 - 2425 Presidential Wy, West Palm Beach, FL, Palm Beach 33401

Unit Information

MLS Number: A11949342
 Status: Active
 Size: 1,206 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Covered Parking,Guest Parking
 View:
 List Price: \$390,000
 List PPSF: \$323
 Valuated Price: \$251,000
 Valuated PPSF: \$194

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: 114
 Number of active listings for rent: 4
 Number of active listings for sale: 19
 Building inventory for sale: 16%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 0

Building Association Information

Lands Of Prsdent Condo 7 Assoc
 2425 Presidential Way
 West Palm Beach, FL33401-1322
 (561) 684-0052

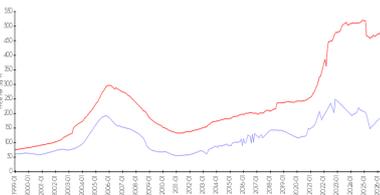
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Recent Sales

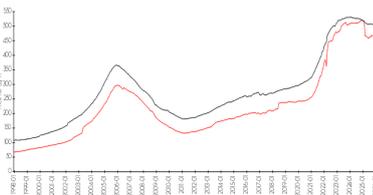
| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 2002 | 1,134 sq ft | Dec 2025 | \$291,000 | \$257 |
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| 1804 | 1,404 sq ft | Oct 2025 | \$325,000 | \$231 |
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| 704 | 1,404 sq ft | Jul 2025 | \$315,000 | \$224 |

Market Information

Lands of the President 7 vs West Palm Beach



West Palm Beach vs Palm Beach



Lands of the President 7: \$184/sq. ft.
 West Palm Beach: \$479/sq. ft.

West Palm Beach: \$479/sq. ft.
 Palm Beach: \$456/sq. ft.

Inventory for Sale

Lands of the President 7: 17%
 West Palm Beach: 5%
 Palm Beach: 6%



Avg. Time to Close Over Last 12 Months

| | |
|--------------------------|----------|
| Lands of the President 7 | 121 days |
| West Palm Beach | 69 days |
| Palm Beach | 78 days |