



For Over 30 Years... "Specializing in Palm Beach Luxury Properties"

Linda R. Olsson, Inc., Realtor

Established 1989



**\$15,995,000 - IN-TOWN, 309 CHAPEL HILL ROAD
PERFECTLY LOCATED - STUNNING GOTTFRIED REGENCY**

Specializing in Palm Beach Luxury Properties for Over 30 Years, From PIEDS A' TERRE to Oceanfront Estates. Our firm provides Global Reach, Local Expertise, and our Unrivaled Website...We have been uniting extraordinary people with exceptional properties since 1989.

With global uncertainty, swings in the stock market, and inflation soaring, home buyers are looking to purchase real assets. The Palm Beach real estate market remains strong, as Buyers continue to flock here to purchase property to take advantage of the Palm Beach lifestyle and Florida's tax benefits.

Considering Selling Your Home? Choosing a firm to represent your best interests makes all the difference. Thanks to our superior customer service, strong business ethics, and stellar reputation, we are a leader among local firms...We get Results! Contact us for Experience you Trust!

2nd Qtr. 2023 Market Report update:

Area 1: (Inlet Drive to Wells Road) 9 homes SOLD –
Average price: \$18,580,556 – Average per sq.ft. \$2,545
Highest priced per sq.ft. 1350 N Lake Way - \$3,875
Lowest priced per sq.ft. 151 Seagate Road - \$1,745
Area 2: (Wells Road to Worth Ave.) 7 homes SOLD –
Average price: \$7,690,000 – Average per sq.ft. \$2,199
Highest priced per sq.ft. 315 Seaspray Ave - \$2,811
Lowest priced per sq.ft. 248 Park Ave - \$1,643

Area 3: (Worth Avenue to Sloan's Curve) 4 home SOLD –
Average price: \$32,328,562 – Average per sq.ft. \$3,894
Highest priced per sq.ft. 930 S Ocean Blvd - \$5,240
Lowest priced per sq.ft. 125 Via Vizcaya - \$2,142
Area 2: CONDOS (Worth Avenue to Wells Road)
18 condos SOLD – Average price: \$5,496,111 –
Average price: \$5,496,111 – Average per sq.ft. \$2,235
Highest priced per sq.ft. 130 Sunrise Ave PH8 – \$3,433
Lowest priced per sq.ft. 170 Chilean Ave 5A – \$905



LINDA OLSSON, Owner/Broker
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2023 2ND QUARTER MARKET REPORT APRIL 1, 2023 TO JUNE 30, 2023

Inlet Road to Wells Road											
Address	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Market	Bedrooms	# of Baths	Pool	Water front	SqFt	\$/SqFt
209 List Road	5/2	\$6,500,000	\$6,100,000	93.85%	202	4	3	Y	N	3238	\$1,884
151 Seagate Road	4/21	\$7,900,000	\$7,475,000	94.62%	130	4	4	N	N	4283	\$1,745
224 Via Marila	4/17	\$10,900,000	\$9,500,000	87.16%	73	4	4	Y	N	4683	\$2,029
218 Debra Lane	5/23	\$12,900,000	\$10,500,000	81.40%	122	4	4.1	Y	N	4508	\$2,329
225 Wells Road	5/22	\$12,900,000	\$11,500,000	89.15%	521	7	7.1	Y	N	6300	\$1,825
233 Miraflores Dr	4/10	\$13,995,000	\$13,150,000	93.96%	382	4	5.1	Y	N	4486	\$2,931
305 Indian Road	6/28	\$28,850,000	\$21,375,000	74.09%	267	6	6.1	Y	Y	6814	\$3,137
1246 N Lake Way	6/12	\$29,900,000	\$21,625,000	72.32%	126	6	6.1	Y	Y	6856	\$3,154
1350 N Lake Way	4/28	\$78,500,000	\$66,000,000	84.08%	163	7	9.2	Y	Y	17032	\$3,875
			\$167,225,000								\$22,910
Wells Road to Worth Avenue											
248 Park Ave	4/10	\$3,950,000	\$3,200,000	81.01%	104	4	2	N	N	1948	\$1,643
263 Park Ave	6/15	\$6,495,000	\$4,500,000	69.28%	149	3	3.1	Y	N	2580	\$1,744
140 Atlantic Ave	6/30	\$7,950,000	\$7,500,000	94.34%	52	3	2.1	Y	N	3088	\$2,429
315 Seaspray Ave	5/31	\$10,500,000	\$7,575,000	72.14%	554	4	4.1	Y	N	2695	\$2,811
159 Australian Ave	5/30	\$11,900,000	\$8,120,000	68.24%	105	5	4.1	Y	N	4436	\$1,830
163 Seabreeze Ave	5/17	\$12,000,000	\$8,935,000	74.46%	238	4	4.1	N	N	3700	\$2,415
315 Coconut Row	5/12	\$16,495,000	\$14,000,000	84.87%	49	5	5	Y	N	5560	\$2,518
			\$53,830,000								\$15,390
Worth Avenue to Sloan's Curve											
125 Via Vizcaya	5/8	\$9,500,000	\$9,600,000	101.05%	46	4	4.1	Y	N	4481	\$2,142
125 Gulfstream Road	5/25	\$16,500,000	\$14,900,000	90.30%	51	4	4.1	Y	N	4299	\$3,466
930 S Ocean Blvd	5/31	\$47,950,000	\$41,382,500	86.30%	125	5	6.1	Y	Y	7898	\$5,240
854 S County Road	5/26	\$79,000,000	\$63,431,750	80.29%	210	9	8.3	Y	Y	13415	\$4,728
			\$129,314,250								\$15,576
Vacant Land Sales											
301 Plantation Road	4/28	\$13,195,000	\$9,000,000								
1330 N Ocean Blvd	4/14	\$34,900,000	\$23,000,000								



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Wells Road to Worth Avenue		Townhome Sales									
Address	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Market	Bedrooms	# of Baths	Pool	Water front	SqFt	\$/SqFt
355 Cocoonut Row	6/14	\$5,300,000	\$5,300,000	100.00%	78	3	3	N	N	2730	\$1,941
160 Sunset Ave	4/12	\$14,250,000	\$10,700,000	75.09%	286	4	5.1	N	Y	5210	\$2,054
			\$16,000,000								\$3,995
Wells Rd to Worth Avenue		Condominium Sales									
220 Atlantic Ave	6/20	\$2,195,000	\$1,580,000	71.98%	47	1	1	N	N	646	\$2,446
130 Sunrise Ave 618	5/17	\$2,200,000	\$2,000,000	90.91%	72	1	1.1	N	Y	1,097	\$1,823
100 Worth Ave 421	5/16	\$2,340,000	\$2,340,000	100.00%	106	2	2	N	Y	1858	\$1,259
170 Chilean Ave 5A	5/5	\$2,750,000	\$1,350,000	49.09%	290	2	2	N	Y	1492	\$905
44 Cocoonut Row 502A	4/28	\$2,795,000	\$2,750,000	98.39%	129	2	1	Y	Y	1152	\$2,387
429 Australian Ave 3	5/15	\$3,395,000	\$3,100,000	91.31%	103	2	2	N	Y	2175	\$1,425
354 Chilean Ave 0066	4/17	\$3,449,000	\$3,200,000	92.78%	104	2	2	N	Y	1193	\$2,682
350 S Ocean Blvd 103	4/20	\$3,495,000	\$3,300,000	94.42%	290	2	2	Y	Y	1186	\$2,782
315 S Lake Dr 2A	5/11	\$3,590,000	\$3,025,000	84.26%	55	2	2	Y	N	2250	\$1,344
250 Bradley Pl 610	6/8	\$3,875,000	\$2,725,000	70.32%	135	2	2	Y	Y	1320	\$2,064
100 Worth Ave 302	4/14	\$4,500,000	\$4,200,000	93.33%	56	2	2	N	Y	1588	\$2,645
100 Worth Ave 607	5/2	\$4,600,000	\$3,965,000	86.20%	133	2	2	Y	Y	1659	\$2,390
340 S Ocean Blvd 5F	5/15	\$5,760,000	\$5,500,000	95.49%	84	2	2	N	Y	1890	\$2,910
300 S Ocean Blvd 1B	6/7	\$6,495,000	\$6,495,000	100.00%	140	2	2	Y	Y	2149	\$3,022
130 Sunrise Ave PH8	4/27	\$8,995,000	\$8,500,000	94.50%	60	3	3	N	Y	2476	\$3,433
2 N Breakers Row S-25	5/31	\$12,450,000	\$10,400,000	83.53%	380	3	4.1	Y	Y	3084	\$3,372
221 Royal Palm Way 1	4/30	\$19,000,000	\$16,500,000	86.84%	377	5	6.1	N	N	8463	\$1,950
415 Hibiscus Ave PH	4/17	\$24,000,000	\$18,000,000	75.00%	158	6	7.1	N	Y	13000	\$1,385
			\$98,930,000								\$40,226



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\$13,900,000 - 400 S. Ocean Blvd.



\$11,995,000 - 360 Seaspray Ave.



\$10,995,000 - 165 Seminole Avenue



\$10,950,000 - 244 Orange Grove Road

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- Incomparable Targeted Marketing
- Extensive Global Internet Exposure
- Expert Negotiating Skills
- 30 Years of Palm Beach Experience
- A Reputation You Can Trust!



\$7,950,000 - 350 Seabreeze Avenue



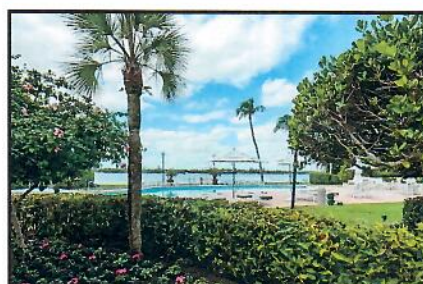
\$6,495,000 - 3000 S. Ocean Blvd. 203



\$4,195,000 - 315 S. Lake Dr. 2F



\$3,995,000 - 529 S. Flagler Drive 16F



\$1,095,000 - 2778 S Ocean Blvd. 105N



For Lease - 201 Pendleton Ave



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