

(561) 820-9195 Office (561) 329-4044 Cell

2017 Quarterly Market Update October - December 2017

Single Family Home Sales

Single Failing Home Sales											
Address	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Market	Bedro oms	# of Baths	Pool	Wat er fron t	SqFt	\$/SqFt
Inlet Road to Wells Road											
276 Jamaica Lane	12/7	\$2,600,000	\$2,400,000	92.31%	281	4	3	Ν	Ν	3267	\$735
240 Ocean Terrace	11/15	\$3,500,000	\$2,875,000	82.14%	163	4	3	Ν	Ν	3023	\$951
1495 Via Manana	10/11	\$3,735,000	\$3,400,000	91.03%	359	5	5	Υ	Ν	6207	\$548
115 Via Palma	11/3		\$4,450,000	#DIV/0!		3	3			3613	\$1,232
120 Seagate Road	10/3	\$4,985,999	\$4,600,000	92.26%	57	4	5	Υ	Ν	4218	\$1,091
991 N. Lake Way	12/1	\$5,495,000	\$4,650,000	84.62%	527	6	6	Υ	Ν	7396	\$739
200 Eden Road	10/2	\$8,750,000	\$7,810,000	89.26%	210	4	5	Υ	Ν	7215	\$1,082
204 Jamaica Lane	11/1	\$6,395,000	\$5,716,861	89.40%	219	5	5	Υ	Ν	4974	\$1,149
246 Eden Road	12/18	\$6,500,000	\$6,100,000	93.85%	313	6	5	Υ	Ν	6552	\$931
110 Indian Road	12/29	\$7,495,000	\$7,300,000	97.40%	71	5	5	Υ	Ν	6450	\$1,132
661 N Lake Way	11/3	\$8,250,000	\$7,000,000	84.85%	189	6	5	Υ	Ν	6590	\$1,062
901 N. Ocean Blvd	11/30	\$36,000,000	\$29,140,000 \$85,441,861	80.94%	241	8	10	Υ	Υ	18201	\$1,601 \$12,252
Wells Road to Worth Avenue											
245 Atlantic Avenue	11/30	\$4,900,000	\$4,600,000	93.88%	309	5	5	Υ	Ν	5085	\$905
130 Chilean Avenue	10/30		\$4,906,500			4	4	Υ	Ν	5962	\$823

403 Brazilian Avenue 460 Worth Avenue	10/3 10/30		\$7,228,000 \$20,500,000 \$37,234,500			5 4	7 4	Y Y	N Y	6600 10847	\$1,095 \$1,890 \$4,713
Worth Avenue to Sloan's Curve											
893 S. County Road	10/13	\$3,300,000	\$3,100,000	93.94%	135	4	4	Υ	Ν	4745	\$653
1 Golfview Road	10/4	\$5,975,000	\$4,100,000	68.62%	216	4	5	Υ	Ν	5320	\$771
220 Jungle Road	12/21	\$6,999,000	\$6,750,000	96.44%	314	4	3	Υ	Ν	4822	\$1,400
880 S. Ocean Blvd.	10/24	\$10,800,000	\$8,750,000	81.02%	223	5	7	Υ	Υ	6843	\$1,279
400 Regents Park Road	12/14	\$11,950,000	\$10,600,000	88.70%	1896	6	7	Υ	Υ	8900	\$1,191
125 Via Del Lago	11/3	\$14,200,000	\$11,400,000	80.28%	595	7	8	Υ	Ν	12641	\$902
735 Island Drive	10/27	\$28,000,000	\$23,800,000	85.00%	532	7	9	Υ	Ν	11775	\$2,021
			\$68,500,000								\$8,217
Wells Rd to Worth			_	_							
Avenue		Townhouse	<u>Sales</u>								
	Sale Date	Asking Price	Sale Price	% of Asking	Days on	Bedro oms	# of Baths	Water front	Poo I	SqFt	\$/SqFt
	I		\$0								\$0

Wells Rd to Worth				_							
Avenue		Condominium	<u>Sales</u>								
	Sale Date	Asking Price	Sale Price	% of Asking	Days on	Bedro oms	# of Baths	Water front	nish	SqFt	\$/SqFt
235 Sunrise Avenue #2052	10/5		\$75,000	Price #DIV/0!	Market	0	1	N	ed Y	271	\$277
235 Sunrise Avenue #2010	11/27	\$85,000	\$75,000	88.24%	112	0	1	N	Υ	271	\$277
235 Sunrise Avenue #3103	10/26	φου,σου	\$92,500	00.2170		1	2	N	N	497	\$186
227 Brazilian Avenue #3E	10/20		\$440,000			1	1	N	N	643	\$684
301 Australian Avenue #217	10/2	\$495,000	\$367,000	74.14%	74	1	1	Ν	Υ	639	\$574
455 Australian Avenue #4A	11/27	\$448,000	\$415,000	92.63%	164	1	1	N	Υ	837	\$496
	1										

250 Bradley Place #301	10/12	\$589,000	\$478,800	81.29%	378	1	1	Υ	Υ	962	\$498
44 Cocoanut Row #205A	10/3		\$500,000			2	2	Υ	Ν	1196	\$418
100 Sunrise Avenue #225	12/29	\$598,000	\$566,204	94.68%	385	1	1	Υ	Ν	1154	\$491
44 Cocoanut Row #112A	10/17		\$600,000			1	1	Υ	Ν	971	\$618
226 Brazilian Avenue #1B	10/13	\$735,000	\$700,000	95.24%	157	2	2	Ν	Ν	1600	\$438
325 S. Lake Drive #6	11/1	\$779,000	\$762,000	97.82%	61	2	1	Υ	Ν	738	\$1,033
44 Cocoanut Row #321B	11/21	\$879,000	\$825,000	93.86%	57	2	2	Υ	Ν	1500	\$550
150 Bradley Place #202	12/13	\$995,000	\$912,500	91.71%	196	2	2	Ν	Ν	1495	\$610
250 Bradley Place #407	12/22	\$949,000	\$930,000	98.00%	284	2	2	Υ	Ν	1220	\$762
100 Sunrise Avenue #213	11/27	\$2,100,000	\$1,945,000	92.62%	348	2	2	Υ	Ν	1780	\$1,093
330 S. Ocean Blvd. #5E	12/12	\$2,200,000	\$2,000,000	90.91%	71	2	2	Υ	Ν	1996	\$1,002
150 N. Ocean Blvd. #PH-2	10/31	\$2,550,000	\$2,350,000	92.16%	309	3	4	Υ	Ν	2984	\$788
			\$14,034,004								\$10,793