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(561) 329-4044 Cell

Single Family Home Sales

[illegible]

135 Root Trail	2/21	\$5,775,000	\$4,795,250	83.03%	224	3	3.1	N	N	3176	\$1,510
124 Seabreeze Ave	1/16	\$8,495,000	\$7,600,000	89.46%	51	3	4.0	N	N	3265	\$2,328
439 Seaspray Ave	3/12	\$8,995,000	\$7,497,175	83.35%	146	3	4.0	N	N	2743	\$2,733
224 Barton Ave	1/7	\$15,695,000	\$13,950,000	88.88%	98	4	4.1	Y	N	6387	\$2,184
245 Barton Ave	1/8	\$16,495,000	\$15,900,000	79.00%	79	5	5.1	Y	N	4685	\$3,394
420 Brazilian Ave	2/12	\$16,750,000	\$15,500,000	92.54%	282	5	4.1	Y	N	4771	\$3,249
323 Seabreeze Ave	2/25	\$22,995,000	\$16,234,700	70.60%	82	6	6.2	Y	N	5515	\$2,944
550 Island Dr	1/8	\$24,900,000	\$25,400,000	102.01%	63	6	6.1	Y	Y	5431	\$4,677
										\$106,877,125	\$23,018

Worth Avenue to Sloan's Curve

168 Kings Road	2/21	\$13,900,000	\$12,000,000	86.33%	408	5	6.1	Y	N	5525	\$2,172
153 Kings Road	3/12	\$15,750,000	\$14,000,000	88.89%	180	5	6.3	Y	N	6789	\$2,062
120 Clarendon Ave	1/10	\$27,900,000	\$27,500,000	98.57%	429	8	9.2	Y	N	12773	\$2,153
1090 S Ocean Blvd	1/31	\$45,000,000	\$19,500,000	43.33%	381	6	8.1	Y	N	13353	\$1,460
1230 S Ocean Blvd	2/27	\$49,000,000	\$40,000,000	81.63%	143	5	5.4	Y	N	11038	\$3,624
										\$113,000,000	\$11,471

Wells Rd to Worth Avenue

Condominium Sales

	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Marke	Bedrooms	# of Baths	Water front	Pool	SqFt	\$/SqFt
44 Cocoanut Row 221B	3/24	\$2,350,000	\$2,025,000	86.17%	137	2	2	N	Y	1,272	\$1,592
227 Brazilian Ave 130	1/17	\$2,025,000	\$1,390,000	68.64%	100	2	1.1	N	N	864	\$1,609
227 Brazilian Ave 3F	1/2	\$2,195,000	\$1,500,000	68.34%	302	2	1.1	N	N	1,040	\$1,442
100 Sunrise Ave 219	2/18	\$2,895,000	\$2,000,000	69.08%	400	2	2	Y	Y	1391	\$1,438
455 Australian Ave 4E	2/28	\$2,675,000	\$2,300,000	85.98%	150	2	2	Y	N	1404	\$1,638

44 Cocconut Row 219B	1/7	\$2,795,000	\$2,400,000	85.87%	89	2	2	Y	Y	1226	\$1,958
429Australian Ave 3	3/14	\$3,450,000	\$3,125,000	90.58%	452	2	2	N	Y	2175	\$1,437
200 N Ocean Blvd 0040	2/10	\$3,495,000	\$2,859,000	81.80%	133	2	2	N	Y	1,898	\$1,506
150 Bradley Place 107	1/29	\$3,200,000	\$2,887,500	90.23%	166	2	2	Y	Y	1,610	\$1,793
170 N Ocean Blvd 510/512	2/21	\$3,695,000	\$3,384,250	91.59%	95	3	4	Y	Y	2,263	\$1,495
369 S Lake Dr 1C	3/26	\$4,150,000	\$4,150,000	100.00%	78	2	2	Y	Y	2,538	\$1,635
150 Bradley Place 408	3/25	\$4,595,000	\$4,300,000	93.58%	74	2	3	Y	Y	2,091	\$2,056
44 Cocconut Row 503/504	3/14	\$4,800,000	\$3,700,000	77.08%	130	2	3	N	Y	1,800	\$2,056
369 S Lake Dr 1C	1/21	\$4,899,000	\$3,950,000	80.63%	295	2	2	Y	Y	3,045	\$1,297
120 Sunset Ave W3E	3/11	\$7,295,000	\$5,395,000	73.95%	112	2	3.1	Y	Y	2,977	\$1,812
400 S Ocean Blvd PH B	1/3	\$7,950,000	\$5,877,600	73.93%	354	2	2.1	Y	Y	2,493	\$2,358
2 N Breakers Row N21	2/28	\$8,450,000	\$7,300,000	86.39%	113	3	3.1	Y	Y	4,068	\$1,794
130 Sunrise Ave PH 8	2/20	\$9,300,000	\$7,905,500	85.01%	353	3	3	N	Y	2,926	\$2,702
100 Sunrise Ave PH5	3/12	\$11,500,000	\$9,874,175	85.86%	48	3	3	Y	Y	4,658	\$2,120
150 Bradley Place 905/906	1/10	\$15,950,000	\$14,000,000	87.77%	31	5	5.1	Y	Y	4,287	\$3,266
			\$90,323,025								\$37,005

**Vacant
Land Sales**

	Sale Date	Asking Price	Sale Price	% of Asking	Days on	Water
226 Oleander Ave	3/3	\$2,750,000	\$2,500,000	90.91%	216	N
264 Dunbar Road	3/11	\$15,900,000	\$14,337,100	90.17%	368	N
1150 N Ocean Blvd	1/30	\$16,875,000	\$16,000,000	94.81%	157	N
			\$32,837,100			

Wells Rd to Worth Avenue

**Townhome
Sales**

	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Marke	Bedrooms	# of Baths	Water front	Pool	SqFt	\$/SqFt
314 Chilean Ave	2/14	\$13,190,000	\$10,400,000	78.85%	157	4	5.1	N	Y	4812	\$2,161

\$10,400,000

\$2,161