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**2022 1st Quarter Market Report
January 1, 2022 to March 31, 2022**

Single Family Home Sales

Address	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Market	Bedrooms	# of Baths	Pool	Water front	SqFt	\$/SqFt
Inlet Road to Wells Road											
755 N Lake Way	2/25	\$9,995,000	\$9,900,000	99.05%	402	4	4.1	Y	N	4197	\$2,359
1421 N Lake Way	2/18	\$4,800,000	\$7,885,000	164.27%	46	4	2	Y	N	3186	\$2,475
234 List Road	2/28		\$6,500,000			4	3	Y	N	3316	\$1,960
257 Fairview Rd	1/19	\$6,900,000	\$6,200,000	89.86%	63	4	4	Y	N	2778	\$2,232
209 Angler Ave	3/28	\$6,900,000	\$7,031,000	101.90%	96	3	4	Y	N	2486	\$2,828
265 List Rd	2/28	\$7,750,000	\$7,750,000	100.00%	160	4	4	Y	N	3930	\$1,972
201 La Puerta Way	1/13		\$9,500,000			5	5.1	Y	N	6170	\$1,540
225 El Pueblo Way	2/28		\$6,000,000			4	3.1	N	N	2971	\$2,020
745 Wells Road	3/16	\$10,499,000	\$8,995,000	85.67%	310	5	4.1	Y	N	4330	\$2,077
244 Fairview Road	3/8		\$12,000,000			4	4.1	N	N	5455	\$2,200
215 Via Tortuga	1/4	\$14,900,000	\$13,212,575	88.68%	35	3	4.2	Y	N	6738	\$1,961
239 Emerald Lane	3/1	\$16,850,000	\$15,500,000	91.99%	90	5	7.1	Y	N	7233	\$2,143
1556 N Ocean Blvd	3/7	\$16,995,000	\$14,500,000	85.32%	69	4	5.2	N	N	5552	\$2,612
365 N County Rd	2/1	\$24,900,000	\$22,500,000	90.36%	90	6	7.1	Y	N	7156	\$3,144
1285/1287 N Ocean Blvd	3/4	\$25,000,000	\$23,525,250	94.10%	318	7	6	Y	Y	7329	\$3,210
1330 N Lake Way	3/11	\$48,750,000	\$45,362,500	93.05%	38	7	7.2	Y	Y	10161	\$4,464

\$216,361,325

\$39,196

Wells Road to Worth Avenue

			\$1,250,000	N/A		2	1	N	N	760	\$1,645
248 Park Ave	2/8	\$3,200,000	\$3,200,000	100.00%	15	4	2.1	N	N	1948	\$1,643
260 Park Ave	2/8	\$4,395,000	\$4,300,000	97.84%	33	3	3	N	N	2216	\$1,940
221 Oleander Ave	1/14		\$6,300,000			4	4	N	N	3168	\$1,989
441 Seaview Ave	3/23	\$7,200,000	\$6,800,000	94.44%	107	3	3	N	N	2828	\$2,405
243 Seaspray Ave	2/10	\$10,900,000	\$11,200,000	102.75%	97	4	3.1	Y	N	4509	\$2,484
218 Everglade Ave	2/7	\$11,995,000	\$8,500,000	70.86%	298	4	5.1	Y	N	4153	\$2,047
307 Chilean Ave	1/25	\$12,500,000	\$12,000,000	96.00%	36	4	4.2	Y	N	3988	\$3,009
218 Phipps Plaza	3/24	\$15,000,000	\$9,981,500	66.54%	128	3	3.1	Y	N	4744	\$2,104

\$63,531,500

\$19,265

Worth Avenue to Sloan's Curve

200 Regents Park Rd	2/9	\$14,850,000	\$13,152,750	88.57%	96	6	7.1	Y	N	6767	\$1,944
110 Clarendon Ave	2/1	\$35,000,000	\$32,650,000	93.29%	343	8	9.3	Y	N	14211	\$2,298
210 Via Del Mar	2/9	\$38,000,000	\$31,670,000	83.34%	117	9	10.3	Y	Y	12115	\$2,614
5 Golf Road	2/25		\$44,926,000			5	6.1	Y	N	7942	\$5,657
854 S County Rd	2/24	\$55,000,000	\$53,000,000	96.36%	170	6	8.2	Y	Y	11443	\$4,632

\$175,398,750

\$17,144

Wells Rd to Worth Avenue

Townhome Sales

Sale Date	Asking Price	Sale Price	% of Asking	Days on	Bedrooms	# of Baths	Water	Pool	SqFt	\$/SqFt
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246 Everglade Ave	2/1	\$8,250,000	\$7,375,000	89.39%	74	4	5.1	N	Y	4202	\$1,755
242 Everglade Ave	1/6	\$8,250,000	\$7,500,000	90.91%	117	5	5.1	N	Y	4186	\$1,792
221 Brazilian Ave	3/10	\$17,995,000	\$17,800,000	98.92%	34	5	5.1	N	Y	5242	\$3,396
			\$32,675,000								\$6,942

**Vacant
Land Sales**

	Sale Date	Asking Price	Sale Price	% of Asking	Days on			Water			
334 Chilean Ave	3/1	\$8,500,000	\$8,500,000	100.00%	218			N			
1285 N Ocean Blvd	3/4	\$25,000,000	\$23,525,250	94.10%	318			Y			
			\$32,025,250								

Wells Rd to Worth Avenue

**Condominium
Sales**

	Sale Date	Asking Price	Sale Price	% of Asking Price	Days on Marke	Bedrooms	# of Baths	Water front	Furnished	SqFt	\$/SqFt
220 Atlantic Ave 5	1/7	\$729,000	\$686,250	94.14%	60	1	1	N	N	943	\$728
150 Bradley Pl 107	1/13	\$1,295,000	\$1,650,000	127.41%	143	1	1.1	N	N	1610	\$1,025
44 Cocconut Row 302	3/4	\$1,500,000	\$1,500,000	100.00%	64	1	1.1	N	N	900	\$1,667
455 Worth Ave 404	2/25	\$1,550,000	\$1,625,000	104.84%	35	2	2	N	N	1062	\$1,530
44 Cocconut Row 525B	1/18	\$1,795,000	\$1,550,000	86.35%	48	1	1.1	N	N	1205	\$1,286
300 S Ocean Blvd 4G	1/21	\$2,195,000	\$2,000,000	91.12%	48	1	1	N	N	1367	\$1,463
100 Royal Palm Way E1	3/30	\$2,200,000	\$2,350,000	106.82%	19	1	2	N	Y	1104	\$2,129
170 N Ocean Blvd 203	2/1	\$2,200,000	\$2,225,000	101.14%	36	2	2	Y	N	1395	\$1,595
130 Sunrise Ave 609	1/28	\$2,495,000	\$2,250,000	90.18%	94	2	2.1	N	N	1929	\$1,166
330 Cocconut Row 4B	1/6	\$2,500,000	\$2,500,000	100.00%	24	3	2	N	N	1540	\$1,623

