

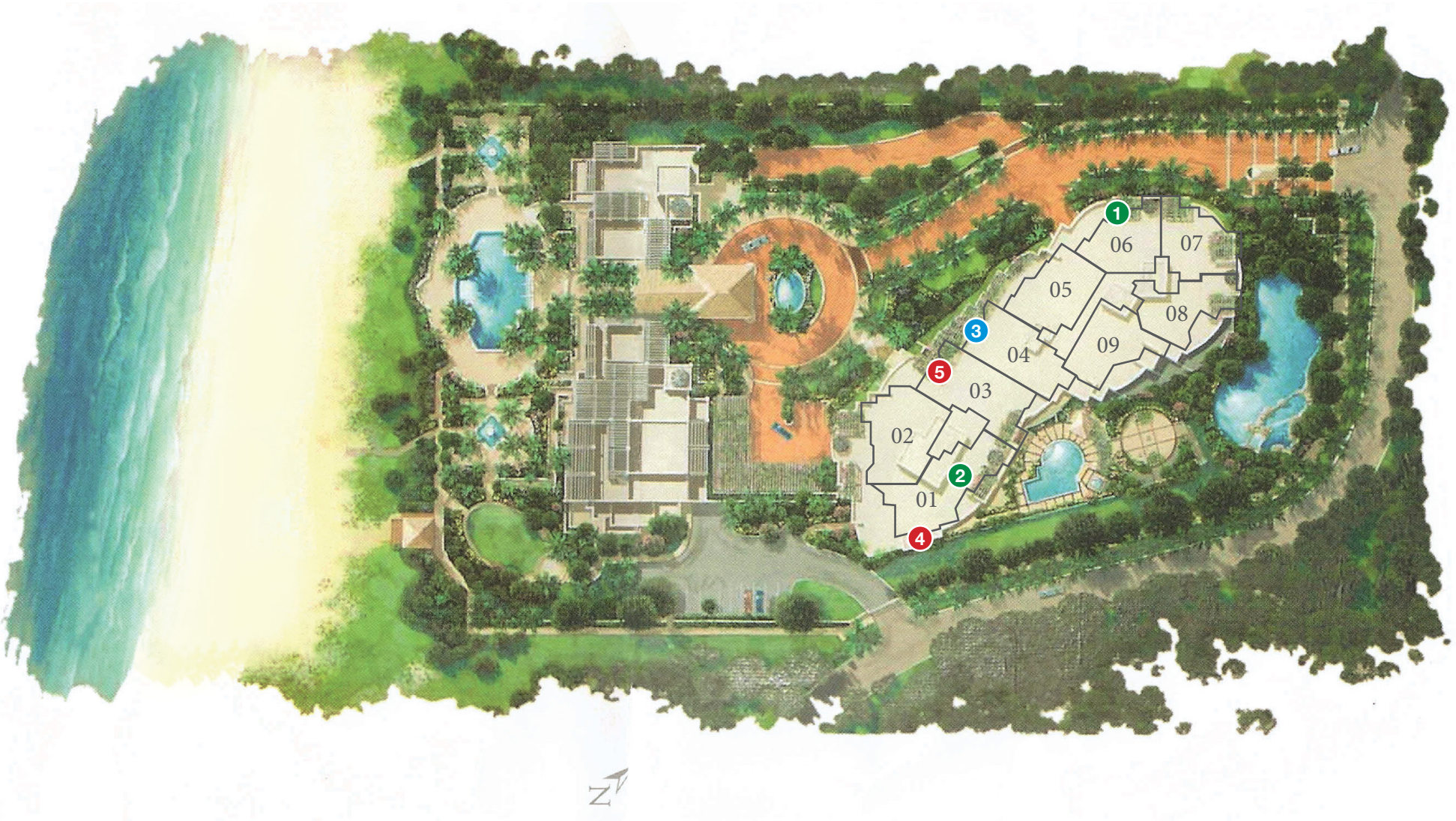
BEACH RESIDENCES

Comprehensive Analysis, February 2025

ACTIVE

PENDING

SOLD



For Sale Properties (last 365 days):

Address	Unit	Furnishings	Floor Plan	Sq Ft Heated	List Price	LP/SqFt	Parking
1 1300 Benjamin Franklin Dr	304	Optional	Villa 04	1,864	\$2,250,000	\$1,207	1
2 1300 Benjamin Franklin Dr	701	Optional	Estate 01	4,194	\$5,280,000	\$1,259	2

Sale Pending:

Address	Unit	Furnishings	Floor Plan	Sq Ft Heated	List Price	LP/SqFt	Parking
3 1300 Benjamin Franklin Dr	504	Optional	Estate 04	3,550	\$4,195,000	\$1,182	2

Sold Properties (last 365 days):

Address	Unit	Furnishings	Floor Plan	Sq Ft Heated	Sold Price	SP/ SqFt	Parking	Sold Date	DTS
4 1300 Benjamin Franklin Dr	1001	Optional	Estate 01	4,194	\$5,700,000	\$1,359	2	4/30/2024	253
5 1300 Benjamin Franklin Dr	1103	Optional	Estate 03	3,861	\$5,550,000	\$1,437	2	3/6/2024	182
AVERAGE PRICE/DAYS ON MARKET					\$5,625,000	\$1,398			218

**Roger's listing/sale

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