

**BROKER PRICE OPINION** 07-13-2025

**B P O**



**1300 Whitaker Rd., Belle Glade, Florida 33430**

**NRT**

**33.75 Acres, Zoned Residential - Land**



## PROPERTY Value Summary July 13, 2025

State of Florida, Palm Beach County Appraiser's office is the source of the subject property data.

Costar, Commercial Property data bank is the source for the July 13, 2025 Comparable Market Analysis, Trend and S Report:

Search Area: Radius - 20.00 mile(s) from Latitude: -80.64391,, and Longitude: 26.66439 = 1300 Whitaker Road, Belle Glade, Florida 33430 - Search From: July 13, 2022 to July 13, 2025 for Sold Peer/ Comparable properties.

Average Price Sold land Per (SF) \$12.52

Average Price for this 33.75acre site in Palm Beach County: **18,406,278.00**

Median Price Sold land Per (SF) \$13.22

Median Price for this 33.75 acre site in the Palm Beach County **\$19,435,383.00**

**The Adjusted Average Market Price: \$18,920,830.50**

## PROPERTY DETAILS

Square Feet: 1,470,150. Acres: 33.75

**Belle Glade Market Price: \$18,920,830.00**

**FEATURES:** Flat land with a Road

**ZONED:** R-1 Residential (Up to 5.8 DU/AC) (04-BELLGLADE)

**Legal Description:** 4-44-37, ELY 333.22 FT OF SLY2251.61 FT & WLY 323.63 FT OF SLY2248.43 FT OF E 1/2 OF W 1/2 OF E1/2 (LESS N 100 FT OF E 100 FT OF W213.75 FT LYG S OF WHITAKERSADD)

**AREA DESCRIPTION:** Belle Glade is a city in Palm Beach County, Florida, on Lake Okeechobee cost, gateway to the Everglades. A best place to live: Moderate Real Estate Prices, Fair Schools and Employers. A place with many Business Opportunities: Several Interesting things to do and more. Visit or move here for fishing: boating, camping and other outdoor activities – even golf!

Prepared for: **N&M PPROPERTIES LLC**

## FOR MORE DETAILS CONTACT:

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