



## REAL ESTATE AUCTION

Ordered by Palm Beach County  
Housing Authority

Prime Residential Development  
Site of two Contiguous Parcels  
totaling 9.98± Acres

Boynton Beach, Florida

ONLINE AUCTION  
EVENT  
FEBRUARY 26TH  
AT 11 AM ET

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# OVERVIEW

## PBCHA ORDERED AUCTION

Fisher Auction Company is pleased to present via an Online Auction Event a Prime 9.98± total Acre Residential Development Site in the Heart of Boynton Beach, Florida.

### PROPERTY HIGHLIGHTS

- Prime Location in Dense Residential Area of Boynton Beach, Florida along Quentin Avenue just North of Old Boynton Road and East of Lawrence Road
- Offering includes two contiguous residential parcels totaling 9.98± Acres
- Current RS - Residential Zoning allows Single Family and Townhouse (Conditional Use) Development with a Future Land Use Designation of MR-5.
- Single Family Home Median Sale Prices in Palm Beach County increased by 2.5% in 2024
- Within Minutes to I-95, Florida Turnpike, and Palm Beach International Airport
- Rare Investment Opportunity to acquire a large site in a nearly fully developed area
- Close proximity to Boynton Beach Mall, World Class Golf Courses, and Retail Shopping
- Easy access with 480± feet of frontage along Quentin Avenue
- Water, Sewer, Electric and Gas Utilities available to Site



# OVERVIEW

PBCHA ORDERED  
AUCTION

## PROPERTY DETAILS

- **Address:** Quentin Avenue, Boynton Beach, Palm Beach County, Florida 33436
- **Location:** North Side of Quentin Avenue in the Northeast Quadrant of Lawrence Road and Old Boynton Road
- **Directions:** From Florida Turnpike (go East) or I95 (go West) on Boynton Beach Boulevard to Nickels Boulevard. Go North to Quentin Avenue. Turn left to address
- **Access:** Quentin Avenue
- **Frontage:** 480± Feet along Quentin Avenue
- **Land Size:** Total of 9.98± Acres / 434,650± Square Feet
- **Zoning:** RS - Single Family Residential with Future Land Use Designation of MR-5. See Zoning Section in the Data Room for Permitted Uses and Building Requirements.
- **Taxes:** 2024 Total - \$48,722.74
- **Tax Assessment Value:** 2024 Total - \$2,993,460
- **Parcel ID Nos.:** 00-43-45-19-00-000-7020  
00-43-45-19-04-008-0010
- **Flood Zone:** Zone X - Map No. 12099C0786F
- **Utilities:** Water, Sewer, Electric and Gas available to site

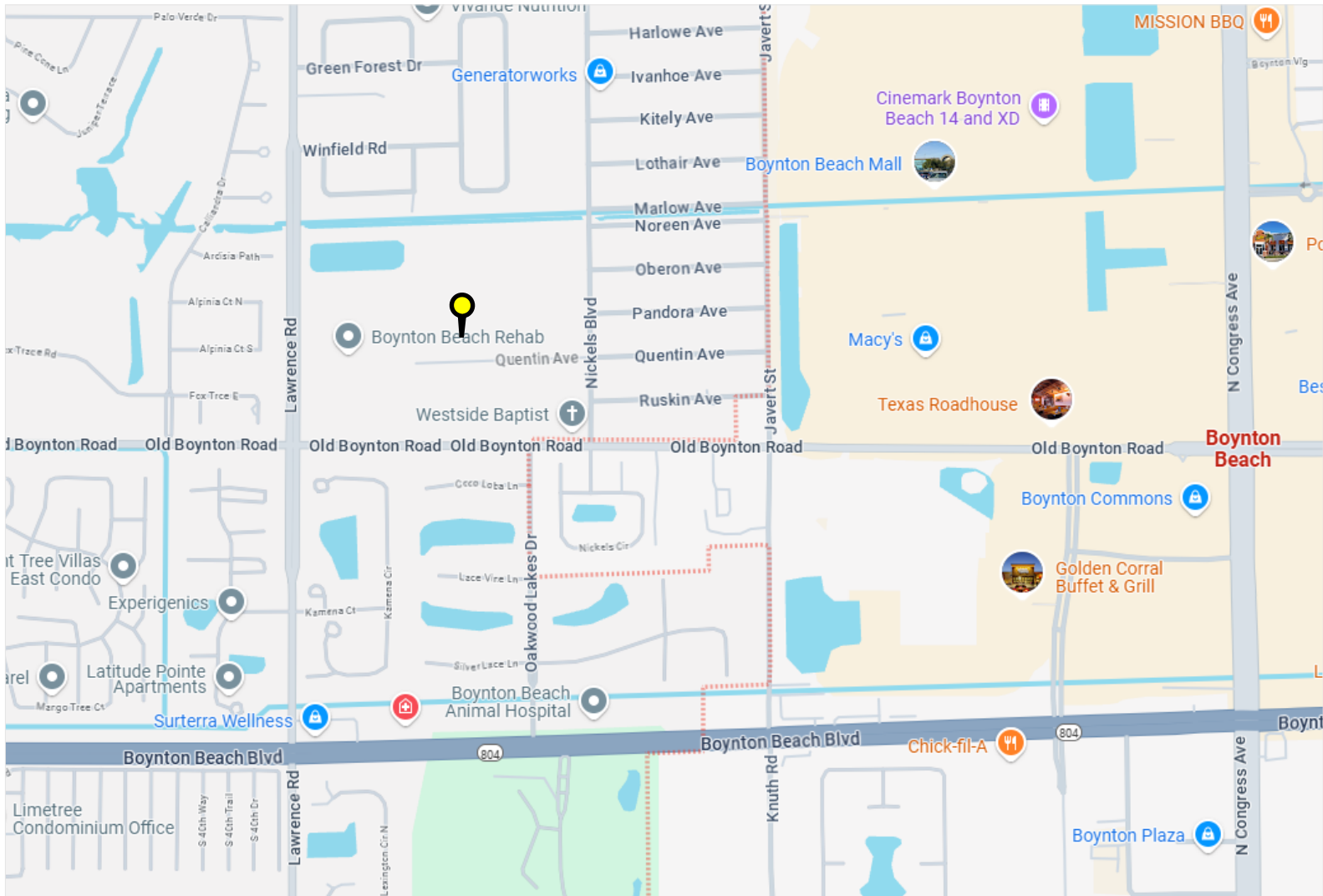


# PHOTOGRAPHS



# LOCATION MAP

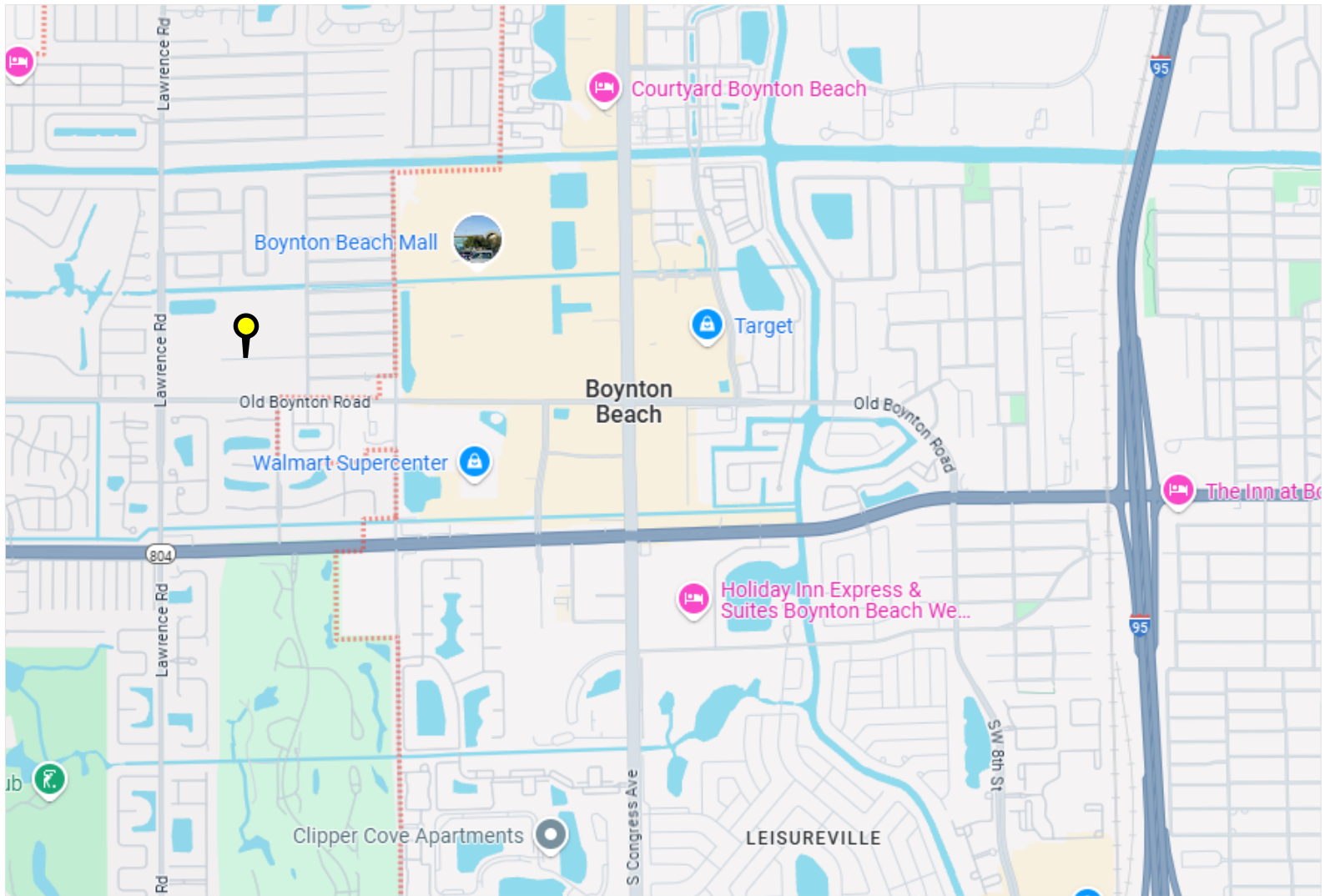
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 Properties Location

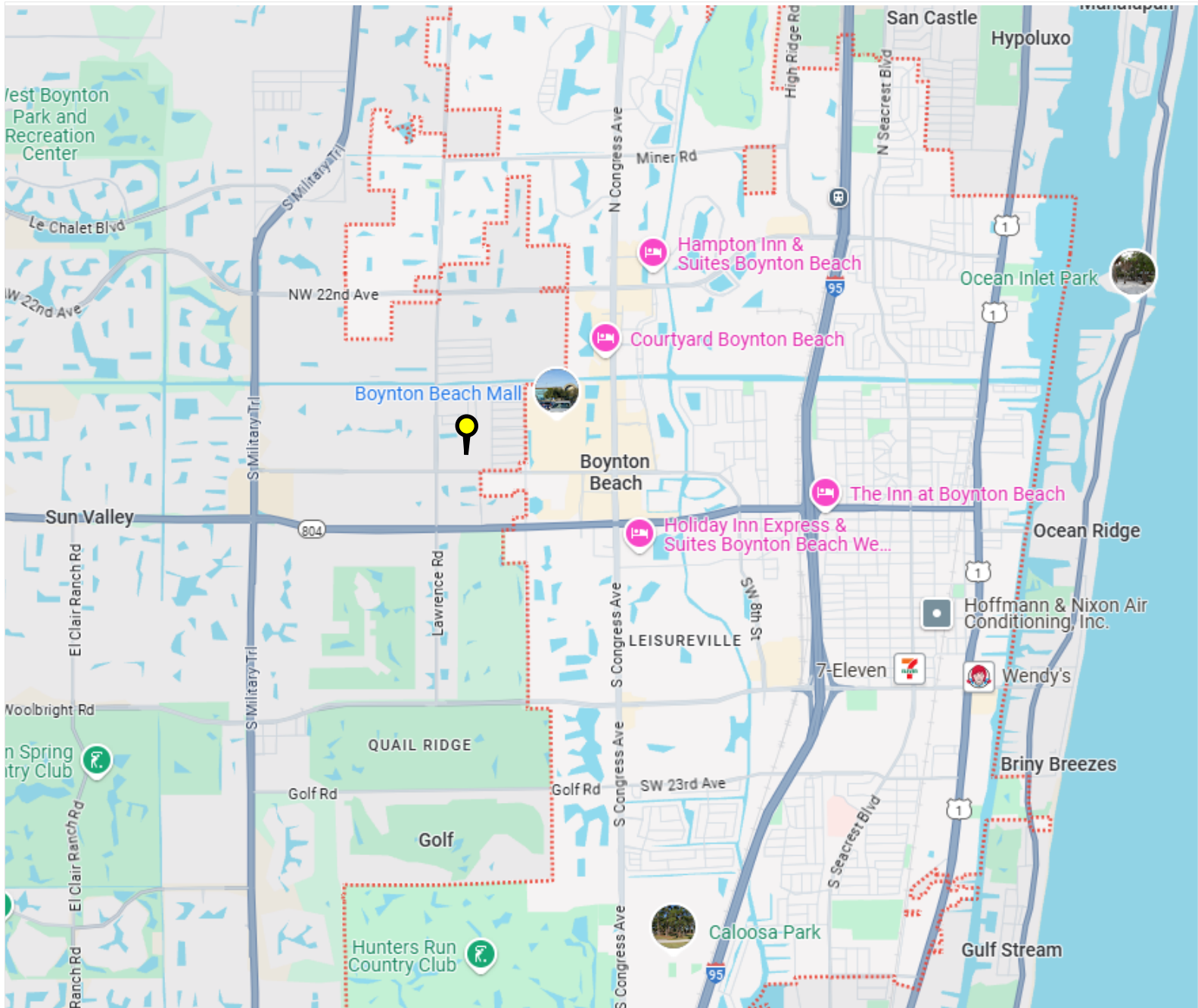
# LOCATION MAP

## PBCHA ORDERED AUCTION



# LOCATION MAP

## PBCHA ORDERED AUCTION





# AUCTION SUMMARY

**PBCHA ORDERED  
AUCTION**

**Auction Date / Time:** Begins - Wednesday, February 26, 2025 @ 11:00 AM ET  
Ends - Wednesday, February 26, 2025 @ 1:00 PM ET  
(Subject to Time Extensions)

**Online Only Auction:** Online Auction will be held on Fisher Auction’s  
Exclusive Bidding Platform - [Bid.Fisherauction.com](http://Bid.Fisherauction.com)

## AUCTION METHOD

- The Properties, sold as one (1) Unit of Sale, will be offered to the highest and best bidder plus a ten percent (10%) Buyer’s Premium. The Final Bid Price is subject to the approval of the Palm Beach County Housing Authority.

## QUALIFYING BIDDER REQUIREMENTS

- Bidders must wire into Title Xperts, LLC’s Escrow Account (the “Escrow / Settlement Agent”) via a Federal wire transfer in U.S. Funds (not an ACH Credit) a \$100,000 Initial Escrow Deposit no later than Tuesday, February 25<sup>th</sup>, 2025, 5:00 PM ET. Contact Fisher Auction Company for wiring instructions via email [info@fisherauction.com](mailto:info@fisherauction.com) or call 954.942.0917.
- Within 24 hours of becoming the Successful Bidder, the Successful Bidder shall execute the “AS IS” Residential Contract for Purchase and Sale, along with any and all addenda, and shall supplement its Initial Escrow Deposit by an additional amount such that the total deposit equals not less than ten percent (10%) of the Total Purchase Price. The supplemental amount shall be provided by Federal Wire Transfer to Title Xperts, LLC’s Escrow Account (the “Escrow / Settlement Agent”).

## BROKER PARTICIPATION

- 3% of the Final Bid Price
- Call 800.331.6620 or visit [www.fisherauction.com](http://www.fisherauction.com) for the Mandatory Real Estate Buyer Broker Participation Registration Form.



800.331.6620  
[www.FisherAuction.com](http://www.FisherAuction.com)

# AREA OVERVIEW

The City of Boynton Beach is the third largest municipality in Palm Beach County. Residents of Boynton Beach enjoy a tropical lifestyle with waterfront dining, abundant shopping and lively entertainment throughout the week. With hundreds of restaurants, outdoor lifestyle shopping centers and a regional mall, residents do not have to travel outside the City to dine, shop or to be entertained.

The City operates 8 recreation centers, 29 parks, a swimming pool, a municipal beach, and lots of youth, teen, adult and senior programs. Professional, dedicated staff members, with the assistance of valuable volunteers, manage the year-round recreation programs and activities and maintain parks and open spaces for the enjoyment of people of all ages and abilities.

\*INFORMATION OBTAINED BOYNTON-BEACH.ORG

## DEMOGRAPHIC

	BOYNTON BEACH, FL	DELRAY BEACH, FL	PALM BEACH COUNTY, FL
POPULATION	81,470	67,777	1,547,735
MEDIAN HH INCOME	\$71,378	\$79,393	\$104,000
MEDIAN AGE	42.9	51.8	45.2
MEDIAN PROPERTY VALUE	\$419,105	\$425,000	\$500,445

\*INFORMATION OBTAINED FROM worldpopulationreview.com; Census.gov; Boynton-beach.org HUD Financial Services Presentation; Rocket.com; Redfin.com (Fisher Auction Company Inc. claims no ownership)



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Ordered by Palm Beach County  
Housing Authority

Prime Residential Development  
Site of two Contiguous Parcels  
totaling 9.98± Acres

Boynton Beach, Florida



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AUCTION COMPANY