

Boca Gardens, Boca Raton

Townhouses and villas - HOA - closed sales October 2025 to September 2026 - live page: www.pbprealestate.com/hoa-fees-boca-raton/boca-gardens/

BY THE NUMBERS

Median listed association fee	\$477 / month equivalent	10 active listings stating a fee; middle half \$477 to \$477
Boca Raton median (same property type)	\$488 / month	153 city listings
For sale today	10	2 under contract
Median asking price	\$454,950	asking range \$389,999 to \$515,000
Closed sales, October 2025 to September 2026	32	2 so far this month
Median sold price, same 12 months	\$452,500	sold range \$330,000 to \$600,000
Sold price vs original asking	94.7%	median across closed sales
Median recorded days on market (closed)	71	MLS cumulative days
Cash purchases	21.9%	of closed sales
Year built (listings)	1985 to 1993	median 1988
Months of supply	3.8	active listings over the 12-month sales pace

The fees displayed are only as accurate as the brokerage that provided them in its individual listings through the multiple listing service. Information is deemed to be reliable but not guaranteed.

WHAT THE FEE TYPICALLY COVERS

- Common areas (8 of 9 listings stating inclusions)
- Cable TV (6 of 9 listings stating inclusions)
- Roof (6 of 9 listings stating inclusions)
- Grounds (6 of 9 listings stating inclusions)
- Security (4 of 9 listings stating inclusions)
- Structure maintenance (3 of 9 listings stating inclusions)

NEARBY

- Beach: 8 mi
- Hospital: 3.4 mi (West Boca Medical Center)
- Golf: 1.2 mi (Southwinds Golf Course)
- Rail station: 5.9 mi (Boca Raton)
- Marina: 8.4 mi (Delray Harbor Club Marina)
- Within 1 mile: 32 tennis courts, 6 playgrounds, 2 parks, 2 restaurants, 1 grocery store

Straight-line distances from the community's listing centroid; OpenStreetMap data.

Own a townhouse or villa in Boca Gardens? Find out what your home is worth, with the same community data behind it: pbprealestate.com/what-is-my-home-worth/ - or call 561-395-8418. Fee, sale and inventory figures on this sheet refresh daily at hoa-fees-boca-raton/boca-gardens/.

Source: PBP Real Estate analysis of BeachesMLS listings permitted for internet display, as of October 18, 2026. Aggregates only; medians over listings whose MLS subdivision field maps to Boca Gardens after normalization. Recorded monthly-equivalent fees, not verified payments. No individual property is identified. Figures describe only the date above; a later snapshot may differ. Fact sheet may be shared or linked with attribution to PBP Real Estate, LLC and the live page URL. © 2026 PBP Real Estate, LLC. Licensed Florida real estate brokerage CQ1064615.