

**Wilhelmus Berdsen**  
 Berdsen & Berdsen Realty  
 BerdsenBerdsenRealty@gmail.com  
 Cell: 352-613-6298



## 1700 Presidential Way, Unit #103, West Palm Beach, Florida 33401

Listing

**MLS#:** [B26038372](#)  
**Status:** Active

**Prop Type:** Residential  
**Type:** Condominium

**Price:** \$269,900  
**DOM:** 0



Residential  
**List Price:** \$269,900  
**MLS #:** [B26038372](#)  
**MLS Area:** 5410  
**Zoning:** MF32 (city)  
**Type:** Condominium  
**County:** Palm Beach  
**Subdivision:** LANDS OF THE PRESIDENT CONDO 5  
**Beds:** 3  
**SqFt Liv Area:** 1,377  
**# Units:** 2  
**Year Built:** 1973  
**Lot SqFt:** 0.00  
**Acres:** 0.00  
**Parcel Num:** [74434317140071030](#)  
**Baths:** 2/0  
**SqFt Total:** 1,724  
**# Stories:** 2  
**Stories Tot:** 2  
**Lot Size:** 0

**Virtual Tour:**  
**Legal Description**  
**Elementary:**  
**High:**

<https://www.propertypanorama.com/1700-Presidential-Way-Unit-103-West-Palm-Beach-FL-33401--B26038372/unl>  
 LANDS OF THE PRESIDENT COND 5 UNIT 16-103  
[Roosevelt](#)  
**Middle:** [Roosevelt Community](#)  
[Palm Beach Lakes](#)

**Public Remarks :** Beautiful 3BR/2BA Corner Unit Overlooking DUTCHMEN's Golf Course Spacious 3-bedroom, 2-bath corner unit featuring a large screened patio spanning the entire length of the home, offering relaxing views of the DUTCHMEN's Golf Course renovated by legendary golfer Jack Nicklaus. The versatile 3rd bedroom includes a built-in wall unit and desk, making it the perfect home office or guest room. The home features white tile flooring in the living room and kitchen, an updated kitchen and bathrooms, and beautiful wood accents throughout that add warmth and character. Convenient ground-floor location with parking right outside your door for easy access. Located in a gated, centrally located community just minutes from PBI Airport, area beaches and great dining. WORK FROM HOME: \*\*\* LIVE THE FLORIDA LIFESTYLE\*\*\* WINTER IS COMING! CBS construction  
**Directions:** From i-95: exit Palm Beach Lakes to east and go 1 mile to N. Congress and turn left. Go 1/4 miles and turn right onto Presidential Way.

### General Information

<b>Senior Cmty:</b> No	<b>Faces:</b> Northeast		
<b>Spcl List Cnd:</b> Standard			
<b>Builder Name:</b>		<b>Proj Comp Date:</b>	<b>Apx Lot Size:</b> 0
<b>Waterfront:</b> No			
<b>Garage #:</b>	<b>Carport #:</b>	<b>Open Parking:</b> 2.00	<b>Covered Prk:</b> 0.00
<b>Parking Desc:</b> Assigned, Open		<b># Ceiling Fans:</b> 2	<b>Parking Total:</b> 2
<b>Furnished:</b> Unfurnished			<b>Main Liv Area:</b>
<b>Flooring:</b> Carpet, Tile, Vinyl			
<b>Construction:</b> CBS		<b>Spa:</b> No	
<b>Lot Desc:</b> Corner Lot, On Golf Course			
<b>Private Pool:</b> No			
<b>Pool Dim:</b>			
<b>View:</b> Golf Course			
<b>Other Struct:</b> None			
<b>Unit Desc:</b> Corner/End Unit			

### Rooms

**Main Lvl Bed:** 3  
**Master Bath:** Other, Separate Shower  
**Dining:** Breakfast Area, Dining/Living Room

<u>Room</u>	<u>Dimensions</u>	<u>Level</u>	<u>Description</u>
Kitchen	13 X 10	Main	
Living Room	27 X 14	Main	
Master Bedroom	15 X 12	Main	

Bedroom 2                    14 X 12                    Main  
 Bedroom 3                    13 X 11.5                    Main

**Additional Information**

<b>Pets:</b>	Yes/Cats OK, Dogs OK, Pet Restrictions Possible, Yes	<b>Max # Pets:</b>	<b>Wgt Limit:</b>	<b>Pet Fee:</b>
<b>Interior:</b>	Wet Bar			
<b>Equip/Appl:</b>	Microwave, Range, Refrigerator		<b>Sprinkler:</b>	Auto Sprinkler
<b>Windows:</b>			<b>Gated:</b>	Yes
<b>Guest House:</b>				
<b>Exterior Feat:</b>	None			
<b>Assoc Amen:</b>	Gated, Laundry, Maintenance, Pool, Security, Storage			
<b>Heating:</b>	Central			
<b>Cooling:</b>	Ceiling Fan(s), Central Air, Central Individual			
<b>Water:</b>	Public	<b>Sewer:</b>	Public Sewer	
<b>Roof:</b>	Rolled/Hot Mop			
<b>Restrictions:</b>	Buyer Approval Required, Lease Restrictions, No Corporate Buyer, Parking - No Commercial Vehicles, Parking - No Motorcycle, Parking - No RV			

**Condo**

<b>Building #:</b>	<b>Unit Floor:</b>	103	<b>Total Floors:</b>	2	<b># Bldg Units:</b>
<b># Cmplx Units:</b>	<b>Min # Days Lse:</b>	120	<b># Times Lsd/Yr:</b>	2	<b># Interior Lev:</b> Two
<b>Parking Sp #:</b>	<b>Approval Info:</b>	Yes			<b>Balc/Prch/Pat:</b>
<b>Unit View:</b>	Golf Course				
<b>Govern Bodies:</b>	Homeowner Association				

**Financial Information**

<b>Taxes:</b>	\$4,099/2025 No Homestead	<b>Assumable:</b>
<b>Terms:</b>	Cash, Conventional	<b>Mbr Fee:</b>
<b>Type Assoc:</b>	Homeowner Association/\$1,137/Monthly	

The information has been provided by the Seller and has not been verified by the Broker. Information is deemed reliable but not guaranteed.

**Photos**



**Pool**



**Kitchen**



**Kitchen**



**Kitchen**



**Living Room**



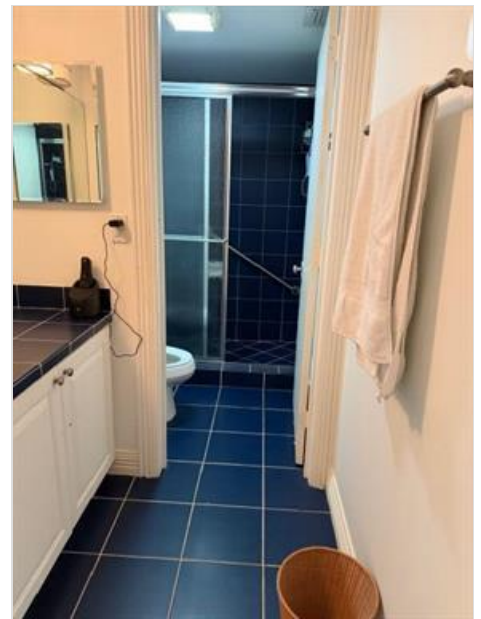
**Guest 1**



**Office**



**Closet**



**MB Bath**



**MB Bath**



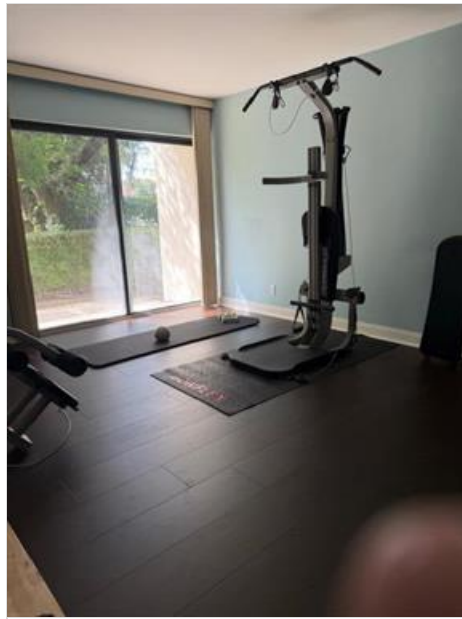
**Bath 2**



**Wet Bar**



**Patio**



**BR 2**



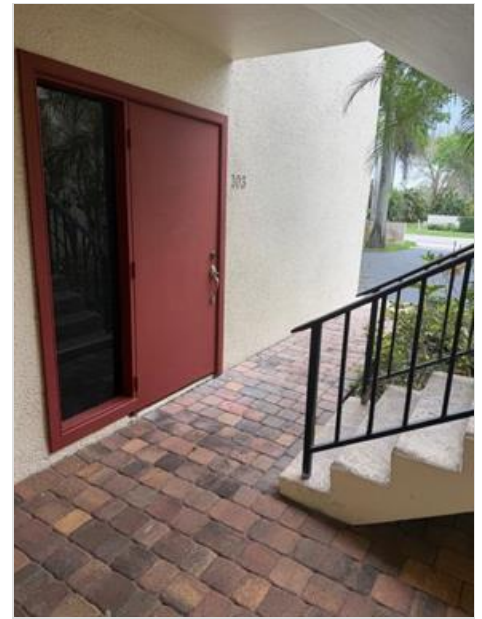
**Entrance**



**Front**



**Front2**



**Entry**



**Front3**



**Pool**



**PB Outlet Mall**



**PB Outlet Mall**



**PB Outlet Mall**



**PB Outlet Mall**

---

Wim Berndsen | Berndsen & Berndsen Realty | BerndsenBerndsenRealty@gmail.com | Cell: 352-613-6298