



**Wim Berndsen**  
 Cell: 352-613-6298  
 wimberndsenrealtor@gmail.com  
 BerndsenBerndsenRealty.com  
 BerndsenBerndsenRealty@gmail.com



Berndsen & Berndsen Realty  
 West Palm Beach

Listing

## 2400 Presidential Way # 2006 West Palm Beach, FL 33401



Condo/Co-Op/Villa/Townhouse  
**List Price:** \$269,000  
**MLS #:** [R11143670](#)  
**Status:** Active  
**Zoning:** Resident  
**Type:** Condo  
**Prop Class:** Condo/Co-Op/Villa/Townhouse  
**County:** Palm Beach  
**Subdivision:** LANDS OF THE PRESIDENT CO  
**Beds:** 2  
**SqFt Liv Area:** 1,206  
**Year Built:** 1972/Resale  
**Style:** C42-Condo 5+ Stories  
**Parcel Num:** 74434317100012006  
**MLS Area:** 5410  
**Baths:** 2/0  
**SqFt Total:** 1,294

**Legal Description:** LANDS OF THE PRESIDENT COND 3 UNIT 2006

**Virtual Tour:** <https://www.propertypanorama.com/2400-Presidential-Way-2006-West-Palm-Beach-FL-33401/unbranded>

**Maint Fee Incl:** Lawn Mowing, Security, Garbage And Trash Removal

**Remarks:** Nestled high above the lush Palm Beach treetops, The Aerie at Lincoln Tower is a rare perch in the sky -- a residence defined by open horizons, endless breezes, and panoramic serenity. More than a renovation opportunity, it's a sanctuary waiting to be reimagined. A blank canvas in the clouds. A fresh perspective. A retreat above it all. Whether you're an investor with an eye for transformation or an end-user ready to design your dream retreat, Aerie offers the rare combination of height, light, and breathtaking views that can't be replicated. Step inside, imagine the glow of the sunset across your newly designed living space, and discover the potential to turn every evening into something extraordinary.

**Directions:** Take I95 to Palm Beach Lakes Blvd Exit, head east and turn left onto Congress Ave and right onto Presidential Way. Lincoln building on your right

### General Information

<b>HOPA:</b>	No HOPA	<b>Short Sale:</b>	No	<b>Faces:</b>	
<b>REO:</b>	No	<b>How Paid:</b>		<b>Lender Apprv:</b>	
<b>Builder Name:</b>				<b>Proj Comp Date:</b>	
<b>Comm Dev Dist:</b>				<b>Amt Annually:</b>	
<b>Waterfront:</b>	No/Lake Front			<b>Carport #/Desc:</b>	
<b>Garage #/Desc:</b>	0			<b># Ceiling Fans:</b>	
<b>Furnished:</b>	Unfurnished			<b>Parking Rstrct:</b>	
<b>Parking:</b>	2 Or More Spaces, Assigned Parking			<b>Lot Desc:</b>	
<b>Flooring:</b>	Tile Floors			<b>Design Desc:</b>	
<b>Construction:</b>	Concrete Block Construction, Cbs Construction			<b>Rooms</b>	
<b>Private Pool:</b>	No				
<b>View:</b>	Golf View, Lake, Water View				

**Bedroom:** None  
**Master Bath:** None  
**Rooms:** No Additional Rooms

### Additional Information

<b>Pets:</b>	Yes	<b>Cable Avail:</b>	Yes
<b>Interior:</b>	Walk-In Closets		
<b>Equip/Appl:</b>	Cooktop, Dishwasher, Dryer, Microwave, Refrigerator, Smoke Detector, Washer		
<b>Subdivision:</b>	Community Pool, Community Tennis Courts, Management On Site, Pickleball		
<b>Maint Includes:</b>	Cable Tv, Common Area, Elevator, Maintenance Incl Bldg Exterior, Maintenance Incl Lawn/Lndscp Care, Maintenance Incl Security, Maintenance Incl Trash, Insurance, Manager, Reserve Fund, Security, Sewer, Trash Removal, Water		
<b>Heating:</b>	Central Heat, Electric Heat		
<b>Cooling:</b>	Central Cooling, Electric Cooling		
<b>Restrictions:</b>	Assoc Approval Required, Ok To Lease With Res		

### Condo

<b>Building #:</b>	<b>Unit Floor:</b>	20	<b>Total Floors:</b>	20	<b># Bldg Units:</b>	114
<b>Security:</b>	Doorman, Guard At Gate					
<b>Amenities:</b>	Community Pool, Community Room, Library, Management On Site, Pickleball, Pool, Tennis, Trash Chute					
<b>Complex Name:</b>	LANDS OF THE PRESIDENT CO		<b>Govern Bodies:</b>	Condominium		

### Financial Information

**Taxes:** \$4,140/2025    **Tax Info:**

**Terms:** Cash, Conventional, Exchange  
**Type Assoc:** /\$1,373/Monthly  
**Customer Full**

**Assumable:** No  
**Mbr Req/Fee:** No

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Photos

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