

# Unit 5J - Prince George

5J - 1865 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	A11394863
Status:	Active
Size:	1,300 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$339,000
List PPSF:	\$261
Valuated Price:	\$295,000
Valuated PPSF:	\$227

The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.

## Building Information

Number of units:	249
Number of active listings for rent:	7
Number of active listings for sale:	17
Building inventory for sale:	6%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

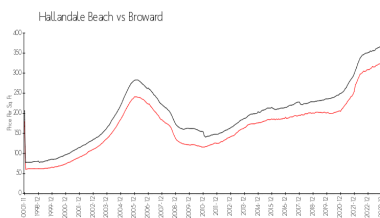
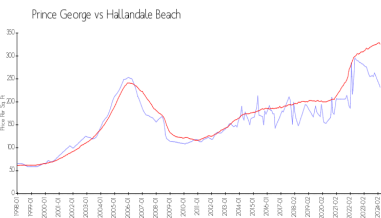
## Building Association Information

Prince George Condominium  
 Association Inc  
 (954) 454-5554

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
11j	1,300 sq ft	Apr 2024	\$250,000	\$192
10C	1,300 sq ft	Feb 2024	\$270,000	\$208
16N	1,300 sq ft	Nov 2023	\$360,000	\$277
9E	1,710 sq ft	Oct 2023	\$400,000	\$234
18L	1,300 sq ft	Sep 2023	\$375,000	\$288
17E	1,710 sq ft	Sep 2023	\$435,000	\$254

## Market Information



Prince George: \$231/sq. ft.  
 Hallandale Beach: \$325/sq. ft.

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 Broward: \$351/sq. ft.

## Inventory for Sale

Prince George	7%
Hallandale Beach	4%
Broward	4%



## **Avg. Time to Close Over Last 12 Months**

Prince George	61 days
Hallandale Beach	76 days
Broward	67 days