

Unit 1609 - Hyde Beach Resort & Residences

1609 - 4111 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number:	A11509380
Status:	Active
Size:	841 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$715,000
List PPSF:	\$850
Valuated Price:	\$606,000
Valuated PPSF:	\$721

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:	407
Number of active listings for rent:	0
Number of active listings for sale:	78
Building inventory for sale:	19%
Number of sales over the last 12 months:	33
Number of sales over the last 6 months:	15
Number of sales over the last 3 months:	8

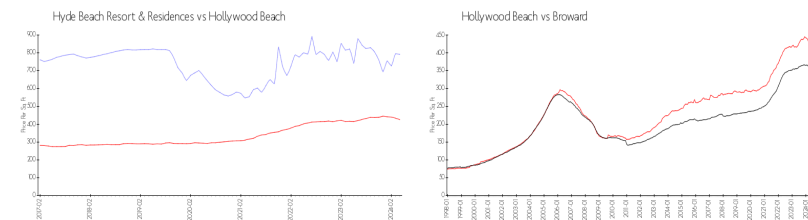
Building Association Information

Hyde Beach Residence & Resort
 Address: 2801 E Hallandale Beach Blvd, Hallandale Beach, FL 33009
 Phone: +1 954-457-4488

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3805	1,126 sq ft	May 2024	\$865,000	\$768
502	802 sq ft	Apr 2024	\$570,000	\$711
3212	869 sq ft	Apr 2024	\$660,000	\$759
2206	1,129 sq ft	Apr 2024	\$820,000	\$726
3309	841 sq ft	Mar 2024	\$645,000	\$767
1812	869 sq ft	Mar 2024	\$630,000	\$725
605	701 sq ft	Mar 2024	\$580,000	\$827

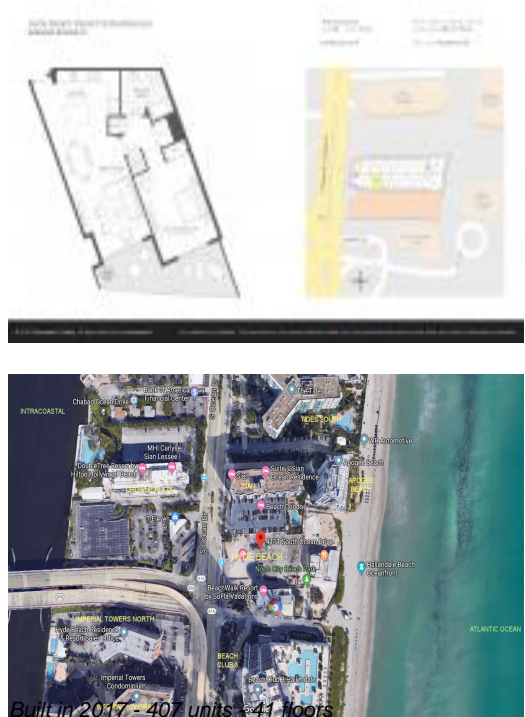
Market Information



Hyde Beach Resort & Residences:	\$791/sq. ft.	Hollywood Beach:	\$426/sq. ft.
Hollywood Beach:	\$426/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Hyde Beach Resort & Residences	19%
Hollywood Beach	5%
Broward	4%



Avg. Time to Close Over Last 12 Months

Hyde Beach Resort & Residences	193 days
Hollywood Beach	86 days
Broward	67 days